

OUR LASTING HERITAGE





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ADOPTED BY:

FAIRFIELD CITY COUNCIL, JUNE 7, 1977

SUISUN CITY COUNCIL, JUNE 7, 1977

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OUR LASTING HERITAGE

An Historic and Archaeological Preservation Plan for Central Solano County

Prepared by
The Central Solano County Cultural
Heritage Commission in June 1977

With Technical Assistance Provided by
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Central Solano County
Cultural Heritage Commission

Foreword

The transmittal of this plan to the people of Central Solano County marks a milestone for local historic preservation activities commenced over two years ago in March 1975. At this time, the City of Fairfield published a report entitled, "The Way It Was." This report described our history, showed a need for its preservation, and outlined a program to make it happen. Local citizens appointed to review these findings recommended in November, 1975, that the local legislative bodies form an interjurisdictional agency to carry out the proposals found in the report.

In response to this recommendation, the cities of Fairfield and Suisun City and Solano County, during the summer of 1976, jointly enacted ordinances establishing the Central Solano County Cultural Heritage Commission over areas included within the boundaries of the Fairfield-Suisun and Travis unified school districts. Following this, each jurisdiction appointed local citizens to serve on the Commission.

Among its many responsibilities, the Commission was specifically charged to prepare a plan for adoption by the cities and County that would describe our archaeological and historic heritage, and provide direction leading to its preservation. To carry out this mandate the Commission in October, 1976, retained a consultant, Charles Hall Page and Associates, to assist our local city and county staffs to make the plan with Federal 701 funds provided by the State Office of Planning and Research in Sacramento.

It is apparent to those who serve on this Commission that the people of Fairfield, Suisun City, and Solano County, through their respective legislative bodies, have offered us an array of unique opportunities to serve our community.

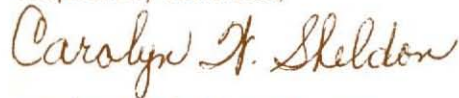
The Commission, for example, is empowered to administer regulations that will work to preserve our heritage including those features, both manmade and natural, which serve to describe the way it was. This is important to the people who helped make our history and to our new residents who seek to understand what this community is about.

It is important also because many of the things that can represent this history, for example, our older structures, are being replaced or threatened by the course of new development and because our older residents who can recount past happenings to us are fast disappearing.

There was an awareness by the Commission that it was breaking new ground. Much credit must be given to our local city and county legislators who sought to work together rather than separately to preserve a history that is much more common to all of central Solano County than to any one city. Few cities or counties in California have formed official agencies to encourage historic preservation, and fewer still have joined forces as we have done to meet common needs that transcend political boundaries. Because of this, the Commission has directed much of its effort to insuring that this plan and the other work that it performs can provide guidance to other communities that are attempting similar programs.

In presenting this plan to the community, we wish to acknowledge the valuable assistance provided to its preparation by the many local residents who furnished direction and gave so generously of their time and experience. It was this kind of aid that proved essential in making the plan, and it is this kind of aid that will prove to be essential in carrying out the local preservation activities recommended in this plan for the future.

Respectfully submitted,



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Introduction

This plan is about central Solano County. It is about the past and the people who lived it and the land and how it was used. It is about the people who are here now and the value they are willing to place on preserving the past in order to have a worth-while future.

The plan was prepared by the Central Solano County Cultural Heritage Commission as authorized by the Solano County Board of Supervisors and the City Councils of Fairfield and Suisun City. It is over lands in central Solano County that lie within the boundaries of the Fairfield-Suisun and Travis unified school districts and includes Cordelia, Collinsville, Green and Suisun Valleys and the cities of Fairfield and Suisun. The purpose of the plan is to describe our historic and archeological heritage and to provide guidelines for its preservation. It is designed to compliment and be a part of the general plans for Fairfield, Suisun City and Solano County and to serve as a model for other areas contemplating similar action.

Since 1940 the population of central Solano County, excluding Travis Air Force Base, has increased 24 times, from 2,000 to 48,000 persons. Of the people living here now only a handful are native to the area. This means that only a few can claim to know first hand how it was here before 1940 and even fewer still have direct ties to the pioneers who settled this area in the 1800's. Yet we cannot begin to intelligently describe this community or preserve its best features for the future unless we understand and have a sense of what past generations found here, what they did and what they wanted to do.

In the first two parts of the plan, "An Accounting of the Past" and the "Survey of Buildings and Features," the attempt is made to gain this understanding. "An Accounting of the Past" is a concise history of the area from the early days to the present. In addition, an extensive biography of local history sources has been filed with the Cultural Heritage Commission for those persons interested in continued local historic research. The "Survey of Buildings and Features" lists buildings and sites that still remain to identify the past as a vital part of our present day environment. The third part of the plan, "The Action Program," recommends the many actions we can take to preserve the past as a valuable community resource.

During the writing of the history we found three things that appeared to be particularly significant. First, the original Indian inhabitants of this area left few known traces either of a history or of a physical nature. We don't know how much more knowledge can be gained through further research to remedy this situation, but the Commission does feel that such knowledge is extremely important to the community and should be pursued.

Second, it is significant that much of the history of this area is directly related to the land and how the land was seen and used. We have an agricultural history. Until only recently our local history was made on the ranches, farms and orchards of this area and reflects the efforts made by the original settlers to export agricultural products through ports such as the one developed in Suisun City and on the railroads that were to traverse Solano County.

Third, we found that the dynamic social and physical change we are experiencing now is not a recent phenomenon, rather it is a persistent, local condition. As one studies the abridged local history in the plan it can be seen that within the space of a hundred years a governmental system was deposed, military actions pursued, an entire culture obliterated, cruel economic depressions experienced, thriving towns established and then abandoned, fortunes made and lost and great technological innovations introduced — each one hard on the heels of the last.

In all, as we researched our local history we developed an increasing respect for what it had to say. It is a full history, one that has played a vital part in Solano County, the State and the Nation. As each change has heralded new ways, bits and pieces remain to describe the way it was. It is the overriding theme of the plan to bring these bits and pieces together and to preserve them for future generations. Recognizing that our efforts, thus far, are only a first step, the Cultural Heritage Commission has recommended in the plan that a high priority be given to continued research

leading to the writing of a comprehensive history of the area.

The "Survey of Buildings and Features" is a critical part of this plan. It is building structures that provide the most numerous and probably best examples remaining of earlier times in central Solano County. While only 199 structures are listed in the plan as outstanding examples of our heritage, the consultant surveyed and evaluated 193 additional sites and structures and other features which appeared to have local significance and this information has been filed with the Cultural Heritage Commission for public review and further research.

As the survey progressed it became apparent that the number of sites and structures that appeared worthy of preservation greatly exceeded the expectations of the Commission members. It was found also that many local structures that were important to our history have been destroyed — some over just the last few decades. The list that the Commission will soon compile of historic and archeological sites and structures that will be subject to local preservation efforts will be drawn from this survey and other contributions from time to time.

Variety is the word that can best be used to describe our structural inheritance. The examples shown are mostly for residential use but also include commercial and public buildings. The construction materials employed include adobe, used by the early Mexican settlers; lumber, which was most commonly used during the later 1800's; and stone, quarried locally, to build some of the fine homes in Suisun and Green valleys. The architectural styles exhibited by the structures range from adobe brick to gothic revival and tell much concerning the geographical origins of the early inhabitants. To aid the reader in this part the plan provides a glossary of terms used to identify the structures and a section explaining local architectural styles.

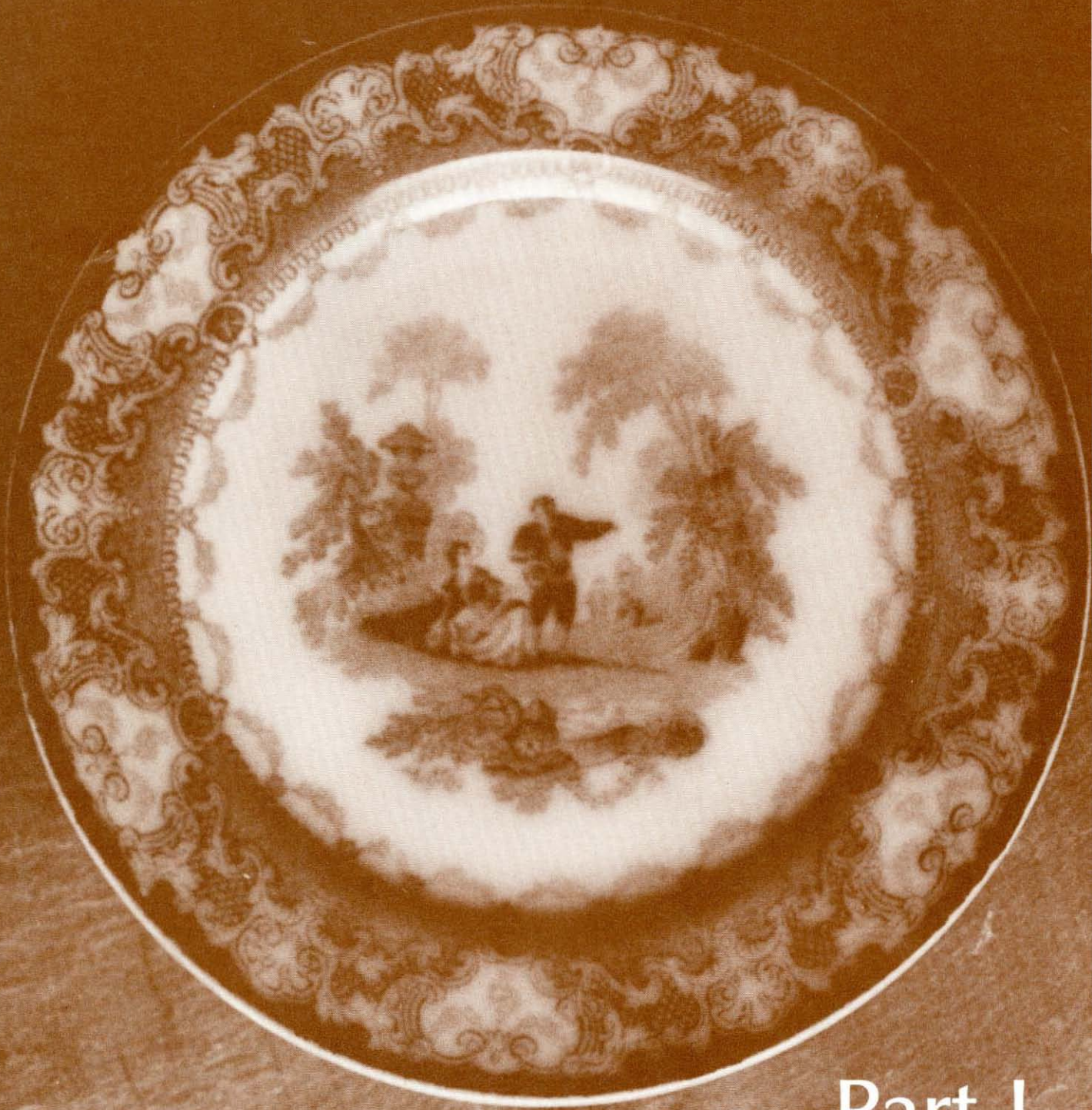
A note should be made too of the location of the buildings and sites surveyed. The area covered by the plan is a large one. While there are concentrations of older structures in Suisun City, Cordelia and Collinsville, for example, which serve to define the original communities; in other areas such as Green and Suisun valleys, the structures are generally widely dispersed. In recommending actions that can be taken to preserve these structures, special consideration is given to the particular locational characteristics of the structures in the "Action Program" described below.

As already noted the purpose of the plan is to show the value of our historic and archeological heritage and to provide guidelines for its preservation. While the preservation of historically significant buildings is a more obvious area where the Commission can begin its work, the third part of this plan, "The Action Program", looks beyond this immediate objective to provide the guidance required by the Cultural Heritage Commission and the citizens of this area to make the preservation of local history and archeology an integral part of our everyday life.

Steps or actions that are recommended in this regard include education programs that can be coordinated with local school districts, social clubs, environmental groups and historical societies; establishment of a local museum which can house public displays and continuing research; commissioning of a local history to continue the work commenced in the plan; the formation of a local historical society to assist the Commission in defining and carrying out preservation activities and in recommending preservation policies that can be integrated with the policies of adopted, local general plans.

On a more immediate front the program recommends projects that the Commission can initiate to help to preserve special features, sites and buildings that have historic importance. This includes the listing of buildings and sites that the Commission can work to protect, the formation of special preservation districts where important historic structures are concentrated, such as Suisun City and Cordelia. In addition, this part of the plan recommends the kinds of regulations that should be employed by the Commission to carry out the preservation of structures and historic districts and also the protection of local archeological sites and natural features.

An Accounting of Our Past



Part I

The following is a brief history of central Solano County. It is not exhaustive of the subject but it has been prepared as carefully as possible to serve as a foundation upon which a new, comprehensive history can be written at a later time.

The location of Suisun City or the Towns of Cordelia or Collinsville, the route of Green Valley Road or the naming of Armijo High School, Suisun Marsh or the Vaca Mountains, to mention a few, are not chance occurrences. The following history shows us as it describes the original Patwin Indian inhabitants, the Spanish, Mexican and then the American settlement patterns that much of what we take for granted about our community today was defined by actions and events participated in by people who have gone before us.

A history is an accounting of these things. More than dates and names, people and places, our history should be seen as a fabric into which the character of community is being continually woven. A primary purpose of the Cultural Heritage Commission is to preserve and maintain this fabric for future generations. Each preservation activity that the Commission considers, whether it has to do with, for example, the saving of certain structures or the building of a local museum should be weighed to see how well it will work to meet this purpose.

The Indian Presence



A Submerged Heritage

It was not until the late nineteenth and early twentieth centuries that any serious attempts were made to document the culture of the Indians who inhabited central Solano County before the arrival of European settlers. By that time, tragically, the Indians who lived in the area had become extinct.¹ We must therefore base a tentative description of what Indian life may have been like in our area on tribal groups which survived into the twentieth century, and on analysis of material remnants of Indian culture. Such remnants are difficult to interpret in the absence of direct anthropological evidence, but careful excavation and analysis of archaeological sites in the planning area, several of which remained relatively undisturbed as of late 1973,² could produce important clues about the duration and evolution of Indian settlement in our area.³

We do know that the Indian presence in the planning area was substantial. The most widely accepted calculation, based in part on the baptism records of the bay area missions, is that 2,300 persons were living in the area between the present Yolo County line and Carquinez Strait in the years just prior to European colonization.⁴

Within this County area, the remains of village or encampment sites are thought to exist in Green Valley, on Neitzel Hill just east of Cordelia, and along Laurel Creek in the Tolenas Valley north of Fairfield.⁵ The late A.L. Kroeber, prominent Berkeley anthropologist and leading authority on Northern California Indians, has stated that two villages are known to have existed near the present site of Suisun City.⁶

Most of what we know about Indian life in central Solano County is based on research conducted by Kroeber, S.A. Barrett and W.C. McKern at Indian villages which were still in existence in Yolo and Colusa counties early in this century. The known village nearest to the planning area was located at Rumsey, Yolo County, 50 miles north of Fairfield and no related Indians could be found whose ancestral home was south of that vicinity.⁷

Despite the considerable distance between these villages and central Solano County, anthropologists believe that they can shed some light on the Indians who lived in our area. It is thought, for example, that the Yolo and Colusa County villages and those

which existed in the Fairfield-Suisun vicinity were both part of an important northern California Indian subgroup, the Patwin. The Patwin occupied a portion of the larger Wintun Cultural region, the largest in northern California. Central Solano County was one of the southernmost sections of the Wintun region, which is thought to have encompassed most of the central and western lands of the Sacramento Valley from the Carquinez Strait to Red Bluff.⁸

The Patwins

The Patwin Indians seem to have lived in groups of somewhat more than 100 persons, which anthropologists have called *tribelet*s because of their small size in relation to the well known tribes of the Plains States.⁹ *Tribelet*s permanently occupied territory to which they claimed hunting, fishing and gathering rights.¹⁰ Such claims were often ignored by neighboring *tribelet*s, however, and disputes over the claims were the most frequent cause of warfare.¹¹

Each *tribelet* had a chief, who apparently wielded absolute power as the community's administrator and military leader. It was the chief who divided the *tribelet*'s land among families for the gathering of seeds, acorns and wild grains. Hunters brought all fish and meat to the chief for division among the households of the *tribelet*s. Chiefs led their *tribelet*s in warfare, but did not fight themselves. If a battle was not clearly won or lost by either side, the chiefs of each *tribelet* arranged a peace which involved an exchange of gifts.¹² A council of the oldest and most respected family heads of the *tribelet* advised the chief, but he was not bound to act on suggestions of the council.¹³

Another aspect of Indian social structure in central Solano County may have been the allocation of communal tasks to individual families. In eastern Colusa County, many of the Patwin *tribelet* families inherited charms, rituals or medicines which were thought to endow the families with special aptitudes for such tasks as fishing, basket weaving, and caring for the sick. With the exception of some plant gathering and hunting activities, the practice of communal functions required such inheritances to pass through the male line of descent. Families who possessed the charms and rituals enjoyed an exalted social status.¹⁴

Patwin Settlements

*Tribelet*s appear to have built villages which they occupied on a permanent basis. Villages contained three different types of structures: dwellings, usually occupied by two or more families; a sweat house, which served as a residence for young single men, but was frequented by older males; and a menstrual house, the retreat of women during menstruation or childbirth. Larger settlements also contained a ceremonial dance house, in which religious ceremonies took place. Where it existed, the ceremonial dance house was the principal building in the village.¹⁵

The space within permanent village dwellings was clearly divided between occupant families. Each household also had its own portion of a fireplace located in the center of each house, and its own cooking utensils, beds, and furnishings. The inhabitants of each dwelling shared a large mortar, which was used for grinding seeds, acorns and dried fish. The mortar was a log several feet in length and about 2 feet thick. Wood was carved out of the log to produce a rounded cavity in which food was pounded with a round stone.¹⁶ A log which bears a strong resemblance to this type of implement was found in the Montezuma Hills of eastern Solano County and is on display at the Pena Adobe Museum in Vacaville. Carbon dating has placed its age at between 400 and 600 years.

Journeys for Food, Trade and War

Although Patwin Indians established fairly permanent settlements, many *tribelet* members spent much of their time away from their villages in search of food. During the main gathering season, which lasted from midsummer well into the fall, all but a few members of the tribe might be engaged in collecting wild plant foods and fishing.¹⁷ Some Solano County Indians may have journeyed thirty or more miles from their permanent homes to traditional salmon fishing sites on the Sacramento River.¹⁸

Members of these communal expeditions brought back to the village the staples of the Patwin diet, acorns, seeds and fish, which the Indians supplemented by hunting deer, elk and waterfowl where local supplies were plentiful.¹⁹ It is also likely that the *tribelet*s which lived near the shores of Suisun Bay utilized the shoots and bulbs of marsh plants as a source of food.²⁰

Patwin Indians also ventured from their villages to exchange goods with other cultural groups in northern California. Trails probably connected central Solano County with the Berryessa Valley and Clear Lake region, the Sacramento Valley, and the coastline of what are now Marin and Mendocino counties. Another path may have followed the western margin of Suisun Marsh from Green Valley down to the Carquinez Strait.²¹

The principal export of the Indians of our area appears to have been beads fashioned from shells. The large number of such beads that have been found by amateur archaeologists in Green Valley suggest that the valley may have been a trade center.²² Traders from villages in different cultural regions brought obsidian, hides, and feathers to central Solano County.²³

The not infrequent warfare between the Patwin and neighboring tribes is thought to have taken three forms: attacks on individuals caught trespassing; pitched battles; and dawn attacks on sleeping villages, the objective of which was the massacre of the enemy population. Prisoners were rarely taken.²⁴

As mentioned earlier, the principal cause of warfare among the Patwin were disputes over alleged trespassing on tribal hunting and gathering grounds. The Indians may have perceived the first exploratory expeditions of the Spaniards as just such intrusions.

The Coming of the Europeans



The Bay Area Missions

The National Bicentennial has involved many of us in celebrations of events which took place in the original thirteen colonies. But the year 1776 was also an important date in the history of our area. The founding of a Spanish presidio at San Francisco in September, 1776, and the formal dedication of the San Francisco Mission the following month began the process of European settlement in the bay region.

During the twenty-five years following the establishment of the San Francisco Presidio and Mission, the Spanish founded the San Jose and Santa Clara missions, and the Secular Pueblo of San Jose. Although the number of European soldiers, missionaries and colonists in the region did not number more than a few hundred for more than half a century after 1776, the newcomers radically affected the lives of the area's native inhabitants.

The bay area mission padres soon responded to the challenges of their new environment. Indians were lured to adopt mission life with gifts of food, clothing and trinkets. The missionaries also condoned and sometimes directed the use of force to bring Indians into the mission fold. Newly baptized natives, known as neophytes, played an active role in rounding up Indians for conversion.¹

The life of Indians at the missions was far from pleasant. The natives suffered emotionally from their rapid transition to an alien way of life, and physically from exposure to European diseases and the poor sanitary conditions of their crowded mission quarters. By the beginning of the nineteenth century, Indian runaways, called Cimarrones by the Spaniards, were conveying their fear and hatred of mission life to tribelets which remained outside of the padres' sphere of influence of the missions.²

The Spanish Cross Carquinez Strait

The hostility to mission life which the Cimarrones spread among unconverted natives might have been tolerated by the Spaniards had the runaways not introduced stolen horses to the outlying tribelets. It was not long before the first elements of an Indian cavalry began to appear east of the coastal mountain ranges in Solano County and the Central Valley. Mounted Indian raiders began attacking Spanish outposts and stealing Spanish cattle.³

The Suisun tribelets of central Solano County were particularly irritating to the Spanish authorities. Beginning in 1807, the Suisuns launched a series of attacks on outposts of the bay area missions, which caused property damage and the deaths of many neophytes of the San Francisco Mission. After each attack, the Suisuns were able to escape Spanish reprisals by fleeing across the Carquinez Strait in rafts and taking refuge in Suisun Marsh.⁴

In May, 1810, Gabriel Moraga was sent from the San Francisco Presidio with a force of Spanish soldiers and neophytes to pursue a counter attack against the Suisuns. Moraga's contingent traveled across what is now Contra Costa County to the Carquinez Strait, where they were met by a Spanish ship which ferried them across the narrow passage. The Spaniards under Moraga's command were the first Europeans to set foot in Solano County.⁵

Moraga's force proceeded to an unidentified village on Suisun Marsh, where it was met by 125 Suisun warriors. A fierce battle ensued, in which the Indians were driven to take refuge in three large village structures. After the Indians occupying two of the structures had been killed, the Indians in the third building set it afire and burned to death rather than surrender.⁶

After Moraga's crossing of the Carquinez Strait, the Spaniards rapidly increased their missionary and exploratory activity in the North Bay Area. The Indians of central Solano County, who were reported to have been "thoroughly cowed" by their defeat at the hands of Moraga, offered little resistance to the Spanish incursions.⁷

The baptism books of the San Jose and San Francisco missions record that large numbers of Suisuns were added to the mission populations in 1810 and 1811. By 1813, most of the Suisuns may have been removed from their native territory to the missions, for references to them no longer appeared in the baptism books. Other Patwin tribelets of Solano County — the Tolenas, Malcas, and Ululatos — appeared in the baptism books of 1816, 1817 and 1819.⁸

In 1817 José Arguello, the commandante of the San Francisco Presidio, sent lieutenant José Sanchez on an expedition with orders to explore the country north of the Carquinez Strait and to subdue any rebellious elements among the Indian tribelets of the

area. The Sanchez contingent landed on the north side of the Carquinez Strait, near the present site of Benicia, where they were attacked by a large group of local natives. The Spanish force repelled the Indians with their superior weaponry, and forced them to retreat to a permanent village near the present site of Suisun City. Lieutenant Sanchez laid siege to the village, and when the Indians' leader saw that the battle was lost, he instructed the natives to set fire to their houses and burn themselves alive, perhaps further reflecting a Patwin tradition of refusal to allow the taking of prisoners by a victorious adversary.⁹

The Spanish intrusion had drastically reduced the Indian population of central Solano County by the time Father José Altimira, newly appointed head of San Francisco Mission, visited the area in 1823, in search of a suitable site for a new north bay mission. In his diary and later correspondence, Altimira related that in Green, Suisun, and Lagoon Valleys only abandoned and collapsed dwellings remained as mute testimony to the former presence of the Indians.¹⁰

The Sonoma Mission and Sem Yeto

Father Altimira's diary indicates that he was not favorable impressed by Suisun Valley, and on July 4, 1823, he dedicated the new mission San Francisco Solano at Sonoma. Although Altimira slighted central Solano County in his search for a mission site, the founding of the Sonoma Mission produced the first settlement of our area directed by Europeans.

The Sonoma Mission report of December, 1824, states that a rancho had been established in a place called Suisun, and that a provisional house had been erected for a Mayordomo, or steward. The establishment was placed under the direction of an Indian and his family.¹¹ Positive identification of the site of this settlement may never be made. The remnants of a Mexican period water cistern suggest, however, that it was located on the east side of Nelson Hill, east of Cordelia and south of Rockville.¹²

Among the Indians baptized at Sonoma in 1824 was the Suisun Chief, Sam Yeto, whom the mission padres named Francisco Solano. Solano had been absent from his village when its residents burned themselves to death after their losing battle with the soldiers of Lieutenant Sanchez in 1817.¹³ Solano had apparently decided to pursue a path of peaceful

coexistence with the Europeans to insure the survival of the rest of his people.¹⁴ To further promote this outcome, he allied himself with a number of neighboring tribelets of the north bay area. Since Solano was widely respected for his physical stature and bravery, he was placed at the head of this alliance.¹⁵

The new Republic of Mexico gained possession of California when Mexico became independent from Spain in 1821. In August, 1833, orders came from Mexico City that the missions be divested of their lands, and the Mexican Governor at Monterey, José Figueroa, appointed a young officer, Mariano Guadalupe Vallejo, Commissioner of the Sonoma Mission the following year.¹⁶

By this time, the Indian leader Solano was no longer adverse to engaging the Mexican soldiers at Sonoma in combat. He was apparently coming under pressure from his Indian advisors to rise against the white man, perhaps because the dissolution of the Sonoma Mission had created hardship for the natives who resided there and led to a weakening of Sonoma's local economy.¹⁷

Vallejo began to hear rumors of an impending revolt among Solano and his allies and, early in 1835, he led a force to the vicinity of the present site of Vallejo, which had become Solano's permanent residence. After a campaign in which Vallejo was able to defeat the Indians only with the help of reinforcements from the San Francisco Presidio, Solano decided to negotiate a peace with the Mexicans.¹⁸

Vallejo and Solano reached an agreement that Solano would help secure the north bay region for Mexican settlement, and that in return, Vallejo would aid Solano in his traditional warfare with the Satiyomi tribelets of the Wappo culture group, who lived in what are now Napa, Sonoma and Lake Counties.¹⁹

During the next eight years, Solano and his allies participated with Vallejo in a number of successful military campaigns against hostile Indian groups of the northern California coast and the Central Valley.²⁰ But it was the smallpox epidemic of 1828 and the late 1830's rather than these campaigns, which decisively eliminated the Indians as a force on the northern California frontier.

The handful of Mexican settlers on the Northern California frontier were able to obtain smallpox vaccine during the epidemic for themselves and a small number of Indians, including Solano himself.

But the supply of medicine available to such a remote outpost of western civilization was quite limited. The scattered settlement pattern of the Indians also presented a major obstacle to any immunization scheme that may have been contemplated.²¹ All but a few score of the braves under Solano, for example, perished from the disease.

The fate of those few Indians of our area who survived the scourge of smallpox which spread throughout north central California is not clear. Some of them continued to live with Solano on the "Rancho Suisun" granted to the chief by Comandante Vallejo in 1837,²² but according to the account of an early American pioneer only the Suisun-baptized Jesus Molino was still farming a small piece of land near Rockville ten years later.²³

Chief Solano disappeared in 1846, shortly after the capture of Vallejo by American participants in the premature "Bear Flag" revolt against Mexican authorities in June, 1846. He is reported to have spent the next four years wandering through what is now Oregon, Washington and British Columbia. After a tearful reunion with Vallejo in 1850, he may have visited Indians who still resided in Suisun Valley. By the end of 1850 Solano had died.²⁴ There has been a good deal of speculation about the location of Solano's resting place, but the site of his grave is not definitely known.²⁵

One of Solano's many wives, baptized Isidora Filomena, survived to recall her early life for historian Enrique Cerruti in 1874.²⁶ But by 1878, when J.P. Munro-Fraser wrote the first history of Solano County, the original inhabitants of our area were "but a memory which only lingers in the mind of the early pioneer."²⁷

The Pioneers



By early 1840, the only inhabitants of central Solano County were an undetermined number of Indians who tended cattle on Suisun Valley land that had been granted to Chief Solano in 1837. The next three decades were to witness settlement of our area by United States citizens, the founding of the area's civilian communities, and the direct connection of Solano County with the Atlantic seaboard by railroad. By 1870, central Solano County was an important agricultural district of the State of California, and had a population of nearly 2,500 persons.¹

The First Settlers

Although the dissolution of the missions in 1833 established a legal basis for the colonization of central Solano County by private individuals, it was not until 1839 that a Mexican citizen applied for a patent to land in our area. José Francisco Armijo, a native of New Mexico, was an itinerant seller of hides and brandy. As early as 1835, Armijo visited Suisun Valley on one of his many journeys through California, and was impressed with what he saw.² This potentially rich land was practically deserted, and Armijo learned that it was held by no prior claim.

In November, 1839, Armijo applied for and received a grant from Comandante Vallejo which encompassed the northern and eastern portions of Suisun Valley and the Tolenas Valley. The grant received final approval from California's Mexican Governor, Juan Alvarado, in March, 1840. Armijo probably settled the land some time during that year, and built a small house on a knoll east of Suisun Creek. He began raising cattle, and by 1843 his herd numbered 300 head. Armijo also grew vegetables and fruits for his own needs.³

Late in 1845, Armijo's son, Antonio, established his own cattle ranch, and gradually built an adobe for himself about a mile east of his father's residence. Antonio's use of forced Indian labor enabled him to operate a much larger ranch than his father's. Because there were almost no Indians living in the vicinity when the Armijos arrived, Antonio brought natives of the Sacramento Valley to his ranch.⁴

The next Mexican citizens to arrive in what is now Solano County were the families of Juan Manuel Vaca and Juan Felipe Peña, who surveyed and occupied land in the Lagoon and Vaca Valleys pro-

visionally granted to them by Comandante Vallejo in 1842. Like Armijo, Vaca and Pena were natives of New Mexico — they were among the many New Mexico settlers who fled the political turbulence of that region in the 1830's and 1840's.⁵ José Armijo had known the Vacas in New Mexico, and it is likely that Vaca and Pena had learned of Solano County through correspondence with the elder Armijo.⁶ Comandante Vallejo provisionally granted Vaca and Pena the Lagoon and Vaca Valleys and a large amount of territory to the north in June, 1842, and the grant received final gubernatorial approval the following January. Vaca and Pena both built adobe houses about two miles southwest of what is now central Vacaville in 1842. Vaca's house stood until 1892, when it was destroyed by an earthquake which shook all of northern Solano County. The Pena adobe was eventually restored and is now a well-known local landmark.⁷

The year 1842 also witnessed the arrival of John Wolfskill, the first native of the United States to settle in Solano County. Wolfskill's brother, William, had blazed one of the first trails between New Mexico and Los Angeles during the 1830's, and by 1840 he had become a prosperous farmer in the Los Angeles area. Since William was a Mexican citizen, he was eligible to obtain a land grant from California's provincial administration — he applied for and received a grant of land on both sides of Putah Creek for his brother in 1842. By the end of the year, John had driven cattle from Los Angeles to the banks of Putah Creek and had obtained another herd from the San Jose vicinity.⁸

In contrast to his Mexican neighbors, John Wolfskill soon began to cultivate more than a few acres of his vast grant. With advice and seedlings from his brother William, who was a pioneer of commercial fruit production in California, John Wolfskill had laid out a small vineyard, an orchard, fields of barley, corn and other vegetables by the mid 1840's.⁹

The earliest Solano County settlers operated large cattle ranches on vast Mexican land grants. The first local exception to this pattern was the American, Daniel Berry, who in the spring of 1847 brought his family to a parcel of land two miles north of Rockville and enclosed a small field. Later that year, other American families established small farms in Green Valley and Vaca Valley.¹⁰

American Annexation and the Gold Rush

American efforts to acquire California had begun as early as 1835, and were intensified after James Knox Polk assumed the presidency ten years later. Polk made the acquisition of California one of the main goals of his administration and, within a month after he took office, the feeble Mexican military force under Governor Micheltorena was ejected from the territory. The United States and Mexico were also embroiled in a bitter feud over the location of the Texas border and in May, 1846, the U.S. Congress declared that a state of war existed between the two countries. In July of that year, the United States annexed California and after the war was ultimately won by the United States, Mexico ceded California to the Americans under the terms of the Treaty of Guadalupe Hidalgo, signed on February 2, 1848.

The significance of this date was dwarfed by an event which had taken place nine days earlier. On January 24, 1848, a man discovered a gold nugget in a channel of water at John Sutter's mill on the American River. Sutter initially tried to keep the find a secret, and the men who signed the treaty of Guadalupe Hidalgo were unaware of the momentous discovery. But the word was soon out — Solano County residents later claimed that one Charles Bennett carried the news to the rest of the world through the Vaca and Suisun Valleys, and that the word spread quickly from the newly founded town of Benicia when Bennett arrived there.¹¹

The major immediate impact of the Gold Rush on central Solano County was the stimulus it gave to the area's agriculture. The sudden influx of people into a region where agriculture was in its infancy created a highly inflated market for foodstuffs. This market could not be ignored by the ranchers of Solano County — the Vacas, Penas, Armijos, Wolfskills and the vacqueros of Commandante Vallejo all drove cattle to Sacramento, and were able to sell their surplus fruits and vegetables, and were more willing to experiment with new crops. They reaped the largest profits from selling food to hungry miners. The Wolfskills were growing fruit and vegetables on between 200 and 300 acres by the beginning of the 1850's.¹²

As the promise of instant riches proved illusory for most prospectors, many of them decided to stay in California rather than return home as admitted failures. It naturally occurred to many of the disappointed gold seekers to take up farming, the occupation large numbers of them had forsaken when they left home. Some chose to settle on the attractive terrain of the Green, Suisun and Vaca Valleys through which they had traveled on their way to the gold fields. The retreat from the Mother Lode swelled the population of Solano County; by 1852, it had reached 2,835.¹³ The election of that year drew 160 residents of Suisun Valley to the polls, including Nathan Barbour, Samuel Martin, Christley Manka and J.R. Chadbourne.¹⁴

The Solano Frontier and the Beginnings of Commercial Agriculture

The Vacas, the Penas and the Armijos had devoted their large land grant holdings almost exclusively to the raising of cattle, and the commercial livestock industry that developed in our area during the 1850's. The herds brought to the area by the earliest settlers wandered freely through the unfenced expanses of Solano County. Luzena Stanley Wilson, a pioneer of the Vaca Valley, recalled in her memoir that in the early 1850's, "the bands of Spanish cattle covered the whole country — they were dangerous to encounter, even mounted, and to anyone on foot they were certain death."¹⁵ Since local supplies of lumber were insufficient to enclose newly cultivated fields, and barbed wire had not yet been invented, early Solano farmers concerned with the new, more intensive use of the land for the cultivation of field crops had to dig ditches several feet deep to keep the roaming herds off their crops.

Grizzly bears threatened farmer and rancher alike during the 1840's and early 1850's. Before the coming of the Europeans, the Indians and the bears competed for the same food supply and kept their respective populations in check. This balance was upset with the elimination of the Indians, and the cattle of the missions provided the bears with a new source of food. Bears were a constant threat to our area's first settlers — John Wolfskill had to sleep in a tree with his rifle to escape them until his cabin was completed. But the white man's firearms were as effective against bears as they had been against the

Indians, and the danger to settlement posed by the grizzlies gradually receded.¹⁶

The raising of livestock, however, assumed a secondary position to the cultivation of wheat during the 1860's. California had become an exporter of wheat by 1855, but the Irish famine and a succession of poor harvests on the European continent combined to drive the price of wheat continuously upward in foreign markets. Late in 1861, news of a tremendous shortfall in the European wheat supply reached the Sacramento Valley¹⁷ and many farmers of Solano County responding quickly to the promise of higher wheat prices sold their livestock or moved them onto the hills and marshes in order to put their land into grain.

The late 1850's and 1860's were prosperous years for those farmers and ranchers who were able to avoid protracted disputes over the ownership of their land. Ditches were gradually replaced by board fences, and rough log cabins were abandoned for houses made of lumber. A few of the larger land owners, including Samuel Martin and William Ramsey, were able to build fine stone mansions.

The Founding of Local Towns



Cement Plant

Courtesy: Wood Young

While many of central Solano County's new settlers were still living in rude cabins, town and country stores were established to serve the needs of the area's agriculture. Although they have subsequently experienced shifts in relative importance, all of the civilian towns of our area were founded before 1860.

Rockville

The services of the blacksmith shop were perhaps the most important to the rural agricultural community, and the first such shop was established by J.M. Perry in 1850, at the site that was soon to become the hamlet of Rockville. Perry set up shop at the junction of the early road from Benicia to Sacramento with a path that connected Green and Suisun Valleys.¹ Other blacksmiths soon established themselves at other crossroads. In 1852, J.W. Seaver founded Suisun Valley's first general store on the Sacramento Road south of Perry's place. The same year witnessed the arrival of Christley Manka in the upper part of the valley, where he founded a tavern at the corner which still bears his name. The crossroads where blacksmith Perry had set up shop was the first to attract a cluster of local service institutions — several shops, a hotel, a stage depot and a school were located there by the mid-1850's.

But Solano County's early importance as an agricultural region was to be based on the area's proximity to the important shipping lanes of Suisun Bay and the Carquinez Strait. Before the construction of railroads, it was not economically feasible to ship agricultural produce overland for long distances, and any important town would have to serve the transportation needs of the County's growing number of farmers.

Cordelia

Robert Waterman, a former clipper ship captain, recognized the importance of water transport to the development of the area and decided to locate a major townsite on Suisun Marsh in the early 1850's. Waterman's Suisun Rancho encompassing most of Suisun Valley and what is now Cordelia and central Fairfield, also included the solid land along the fringe of the marsh from Green Valley Creek to Laurel Creek. Along this stretch, there were three waterways through which boats could reach dry

land without great difficulty — the passages now called Cordelia Channel, Suisun Creek and Suisun Slough. Waterman believed that a site at the head of Cordelia Slough would be the best place for central Solano County's major town. The head of Cordelia Slough, unlike the head of the other waterways, was close to the Sacramento-Benicia road which led to the upper Suisun and Green Valleys. Waterman felt there was little risk in his enterprise, since he was under the impression that he held title to the other possible sites and could exclude any competitors. Waterman named his new town Cordelia, for his wife.²

Suisun City

But the retired clipper captain had not explored Suisun Slough. In 1850, Curtis Wilson and John Baker became the first Americans to sail up the slough to its head of navigation. They were followed later in the year by Josiah Wing, skipper of the schooner "Anna Sophia." Wing, like Waterman, hoped to establish a shipping point for the farm products of central Solano County. As he reached the head of the Slough, Wing found a small area which rose just five feet above the surrounding Marsh. This was a small island, separated from the mainland by only one hundred yards of Marsh, traversable without great difficulty. By definition of the Suisun grant, which included all dry land up to the edge of the Marsh, Wing's "island" fell just beyond Waterman's claims.³

It soon became apparent that nature had played a costly trick on Waterman. Wing was able to establish a shipping point on his "island" in competition with Cordelia, and his establishment soon outstripped Waterman's in importance. Wing's new town, which became known as Suisun City, could draw on a larger region for commercial and shipping activity, because it was five miles closer than Cordelia to the Lagoon and Vaca Valleys. And as settlement extended eastward from Rockville in the late 1850's, much of the Suisun Valley trade came to Suisun City.

By 1852, the traffic at Wing's embarcadero required the construction of a wharf and a warehouse. These facilities were expanded, a general store and other buildings went up, and in 1854, Suisun City's

streets were laid out. The Solano County Herald reported in November, 1855, that the town also possessed a steam-powered flour mill. Wing's "Anna Sophia" could not handle the shipping trade and six vessels were constantly employed to serve Suisun City.⁴

Fairfield

Proud Robert Waterman would not accept defeat so easily. In 1856, he laid out another town just north of the marsh which separated Suisun City from the mainland, which he named Fairfield, after the Connecticut town in which he was raised. To ensure Fairfield's success, Waterman entered the heated contest then raging between Benicia and Vallejo over which town should be the County seat.

Rivalry between towns and cities has been a constant theme of American history — Fairfield's current efforts to develop a "first class" regional shopping center are a contemporary variation on this theme. The settlement of the American frontier was everywhere attended by virgorous rivalries between towns for transportation and other improvements which would confer local, regional or national preeminence. Designation as the County Seat or as the territorial or state capital marked the beginning of growth for many a rude village in the west, and there was invariably keen political struggle for these prizes.

It was in the context of this feud between Benicia and Vallejo, and the dissatisfaction of up-county residents with the long distances they had to travel to conduct business at Benicia, then the county seat, that Robert Waterman proposed the transfer of the county seat from Benicia to his Fairfield townsite in 1858. Waterman offered to donate 16 acres and four additional blocks in the town to the Solano County Board of Supervisors if the legislators placed a proposal to move the county seat to Fairfield on the ballot and the voters approved the measure.

After the Supervisors agreed to place the question on the September, 1858, primary ballot, a convention of central and northern Solano representatives endorsed Waterman's proposal by a narrow margin, although competing offers of land and money for the County buildings were presented by citizens of Suisun City and Vacaville.⁵ Fortunately for Water-

man's proposal, Vacaville and Suisun City voters supported Fairfield's candidacy for county seat at the polls. A number of Vallejo voters also cast their ballots for Fairfield, apparently to spite Benicia.⁶ Fairfield was chosen as the seat of local government.

But the County buildings could not compensate Fairfield for its inferior position in relation to water and later rail, transportation. Fairfield was not incorporated until 1903, forty-five years after its designation as the county seat. Suisun City, on the other hand, was incorporated in 1868 and remained the dominant trade center of central Solano County until the time of the Great Depression.

Collinsville

Collinsville, located southeast of Fairfield and Suisun City, was first settled by Lansford W. Hastings in 1846. An agent of the Mormon Church, his task was to locate a site suitable for the establishment of a new Mormon colony in the West.⁷ He built a small adobe that still stands close to the junction of the Sacramento and San Joaquin rivers and called the site Montezuma City to please the Mexican government, from whom he wished to receive a large land grant.⁸ Within a year, however, the American flag was raised in California and Hastings stayed in the area for only a few more years, during which time it is thought that he established the first ferry between Collinsville and the Contra Costa side of the bay.⁹

Around 1856, Mr. C.J. Collins came to the area and in 1857 agreed to buy over 1,000 acres of land, including what is now the town of Collinsville.¹⁰

Collins built a wharf and a store and soon the steamers that navigated the Sacramento River were stopping there twice a day. He changed the name from Montezuma City to Collinsville and surveyed a town plat, but just before the final map was filed with the County in 1862, Collins sold everything to Mr. S.C. Bradshaw, a land promoter. Bradshaw renamed the town Newport and began circulation of a map of his new city throughout the country that showed Newport to be as large as San Francisco, with four railroad lines radiating into the city and two more connecting it with cities on the other side of the bay.¹¹ There are stories of people in fancy carriages from San Francisco touring the fertile val-

leys around Suisun and arriving in Newport only to find it submerged at high tide.

Bradshaw, in financial difficulties, sold all his holdings in 1869.¹² Three years later, E.I. Upham, who already owned the land around what was to become the town of Bird's Landing, bought the whole tract and changed the name back to Collinsville.

In the late nineteenth century, Collinsville was quite a busy little river town. There were two stores, a post office and an express office, a large two-story hotel, saloons, two wharves and other smaller businesses. Riverboats stopped to load and unload passengers and goods for market. Grain, grown on local wheat ranches, was shipped from the wharves in Collinsville to Sacramento or San Francisco. Collinsville had been built on stilts from the earliest days because of constant flooding from rains and breaks in the earthen levees. At one time, a raised wooden plank walk served as the main street leading up to the wharf.

In 1873 the F.E. Booth Company established a cannery in Collinsville to exploit the abundant salmon fishery in the Sacramento River. The peak seasons, or "runs", were in the spring and the fall, when 20,000 cans a day were packed.¹³ Sometime after the turn of the century, the salmon began decreasing, and the cannery was forced to close. The once adequate soil in the Montezuma Hills was becoming depleted so that many grain farmers were forced to plant only one crop every other year.

The real decline of Collinsville was due to the loss of the river traffic. By July of 1919, the bridge at Rio Vista was built and dedicated and a \$40,000,000 State-wide highway bond election had passed, which led to the construction of a road from Suisun to Rio Vista.¹⁴ The Sacramento and Northern Railroad constructed a line that ran from Sacramento to Chipps, where there was a ferry to take the trains to Pittsburgh and points beyond. The paddlewheel steamers became obsolete. Grain and livestock could be shipped much more rapidly by rail or truck.

Over the years since that time, Collinsville has suffered many other reverses and its future is uncertain. Commercial fishing on the river has been outlawed and the town has been visited by devastating fire in 1939 and flooding in 1959.¹⁵



The Heyday of the Orchards

The Coming of the Railroad

A wave of excitement swept over our area in June, 1868, when the rails of the Central Pacific Company reached Suisun City from Vallejo through Jameson Canyon. On the morning of June 24, a five-car train packed with sightseers left Vallejo for the first trip over the newly laid track. Upon their arrival at Suisun City, the visitors joined local residents in a celebration which featured speeches, band music, a banquet and a dance.¹ Suisun City's depot gained a connection with the Atlantic seaboard eleven months later when the famous golden spike was driven into the rail at Promontory, Utah.

But the hope that the driving of the golden spike at Promontory would begin an era of unprecedented prosperity for California was soon dashed. The completion of the first transcontinental railroad marked the beginning of a serious depression in California that lasted until 1880. These were years of widespread discontent and upheaval — a period some California historians refer to as the "Terrible Seventies."² Although Solano County escaped much of the social disruption of the decade, the 1870's were a period of sometimes painful readjustment for our area's farmers and merchants.

The coming of the railroad reduced the trading area of Suisun City. Before the railroad's completion, farmers from as far north as Pleasants Valley and Putah Creek brought their produce over dusty roads to the town's embarcadero for shipment. These farmers could now send their crops from freight stations at Elmira and Vacaville. Writing in the Weekly Solano Herald five days after the driving of the golden spike, the columnist "Noel" warned Suisun City merchants not to "dream away of the happy time before the railroads existed in this county when people, because of the natural advantages of the place, were forced to trade with you 'willy nilly.'"³

Suisun City's embarcadero suffered an eclipse as farm products increasingly moved by rail — only hay and stone from local quarries continued to go by water. But the waterfront continued to play a crucial role in Suisun City's economy. At the turn of the century Suisun shippers could still keep Southern Pacific freight rates down by threatening to send agricultural produce to San Francisco and Sacramento on boats; some growers of the Lagoon and Vaca Valleys were still bringing their crops to Suisun

City in the 1890's because they could ship by rail at considerably lower cost from Suisun than Vacaville.⁴

To take advantage of the "iron horse," Cordelia was abandoned and rebuilt along the railroad tracks several hundred yards north of its old site. The relocated town was named Bridgeport, after Cordelia Waterman's hometown in Connecticut. Despite its new location, Bridgeport, which later reassumed its original name, never challenged the local preeminence of Suisun City.

The railroad dealt a fatal blow to any dreams Rockville may have entertained of becoming an important center. Trains quickly drew passengers away from the Benicia-Sacramento stagecoach which stopped at Rockville, and stage service through the town from Benicia to Napa and the mines of Lake County was soon given up as well.⁵

The farmers of Solano County were profoundly affected by the coming of the railroad. The importance of the County as a wheat growing district during the late 1850's and 1860's was due in large measure to its proximity to water transportation. The completion of the transcontinental railroad and the extension of tracks into the San Joaquin and Sacramento Valleys eliminated the county's locational advantage by providing California's interior valleys with good access to domestic and foreign markets. The new supplies of wheat from these regions and declining European wheat imports depressed the prices Solano farmers could expect for their grain.⁶

The deterioration of Solano soils magnified the impact of these conditions. Many local farmers had been growing wheat on the same land for over a decade without changing crops or using fertilizer, and some saw their yields decline markedly in the 1870's.⁷ As one of the first breadbaskets of California, Solano County was experiencing soil problems that would contribute to wheat's decline in the interior valleys during the late 1880's and 1890's.⁸

The Rise of the Fruit Industry

For a brief period in the late 1860's and early 1870's it appeared that wine and table grapes might succeed wheat as the foundation of our area's agriculture. Just prior to this period a number of immigrants from Germany and Austria planted vineyards in the upper part of Green Valley and applied wine making skills they had learned in the Old World to

their harvest. Solano County produced 79,000 gallons of wine in 1866, and the Solano Press remarked that the vintners had "no trouble finding a market."⁹ The success of the Europeans also attracted some Americans to wine production, notably Frederick Sidney Jones, Sr. Jones' elegant stone residence, now the dining room and clubhouse of the Green Valley Country Club, is a tangible reminder of the early winemaker's prosperity.¹⁰

But it was orchards rather than vineyards which would come to dominate local agriculture. John Wolfskill was the first settler to establish successful orchards, and his sale of fruit in the California food markets of the 1850's made him visibly more prosperous than his neighbors. With Wolfskill's encouragement, many newcomers to Pleasants Valley and Putah Creek also began planting orchards on their land. California tree fruit production caught up with the state's demand in the mid-1860's, and the expansion of orchards in the Vacaville and Putah Creek areas was halted and only resumed with the completion of the transcontinental railroad.

Orchards did not begin to displace wheat fields in the Green and Suisun Valleys until the late 1870's. Although many of the farmers in our area had long grown peach, apple and pear trees for their own use, the transition to commercial production was begun by A.T. Hatch of Suisun Valley.¹¹

After what appears to have a colorful career in the Nevada Silver mines, Hatch purchased a 120-acre wheat farm near Rockville in 1871. Hatch had decided to invest in the wheat farm instead of a piece of commercial property on San Francisco's Market Street, and he soon began to doubt the wisdom of his decision, for low wheat prices barely enabled him to break even. The profit Hatch realized from selling surplus fruit from his small stand of pear trees did impress him, however, and by 1875 he had planted his entire 120 acres with trees and vines.¹² All of his trees were bearing fruit by 1880, and as it became clear that his venture was a great success, Hatch added adjacent farms to his holdings. By 1886 Hatch had nearly 1,000 acres of Suisun Valley land in fruit trees and his orchard was reputed to be the largest in California.¹³

Although a number of orchards were established around the holdings of A.T. Hatch, fruit production in the Green and Suisun Valleys continued to lag behind that of the Vacaville area in the 1880's. This

was due to the presence of coastal breezes in the Valleys of our area which cooled the orchards and caused the fruit to ripen nearly a week after the fruit of the renowned "Vacaville Early Fruit District."

By the 1880's, however, all of the available land in the Vaca, Lagoon and Pleasants Valleys was in orchards, and the demand for early fruit in eastern and midwestern markets was continuing to grow. These conditions led to the rapid expansion of orchards in our area during the last years of the nineteenth century and the first decade of the twentieth.

The acreage and productivity of Suisun and Green Valley orchards continued to increase, and in the 1920's our area surpassed the Vacaville vicinity as Solano County's most important fruit district.¹⁴ The expansion of central Solano County's fruit industry was largely attributable to its broad, flat valleys, which could be irrigated with relative ease to produce more and larger fruit than was grown in Vacaville.

When the J.K. Armsby Cannery was erected along the Southern Pacific tracks in Suisun City at the turn of the Century, the canning of Suisun and Green Valley fruit crops became an important local industry. Several hundred people were employed at the Armsby plant during the six month canning season.¹⁵ The disastrous Suisun City fire of July, 1906, began in the plant and burned it to the ground, but the cannery was quickly rebuilt on a site near the intersection of the Southern Pacific tracks and Union Avenue.¹⁶

The Workers

Agricultural labor was an important pillar of our area's economy from the arrival of the first European settlers. Antonio Armijo's use of forced Indian labor, for example, enabled him to operate the first large cattle ranch in Solano County. Further, the impressment of Indians for ranch work was practiced throughout the north bay region during the 1840's and 1850's and there is considerable evidence that Mexican ranchers and merchants traded Indians as a commodity.¹⁷ Even Chief Solano was reportedly induced to sell Indian children to unscrupulous traders from south of San Francisco.¹⁸

In addition to the Indians, successive migrations of Chinese, Japanese, Portugese, Greeks, Italians, Filipinos and Hindustanis, to name some, provided

labor on the local stock ranches, in the orchards and in the harsh work of claiming thousands of acres of Suisun Marsh lands for agricultural use. While a brief account follows of the local Chinese contribution, a more detailed history of our area would have to include documentation of the many other ethnic groupings that also participated heavily in the growth and prosperity of central Solano County.

The Gold Rush attracted thousands of Chinese from their war-torn homeland to California. Like their European counterparts, the first Chinese residents of our area made their living by supplying food to their countrymen who worked in the gold and silver mines. The Chinese were fishermen rather than farmers, and sent large catches from Suisun Bay and its tributary sloughs to Asians in the mines of California and Nevada.¹⁹

Fruit growers in the Vaca and Pleasants Valleys were employing Chinese to cultivate and harvest fruit as early as 1866. Many more of them, however, were employed building dikes and levees which made agricultural use of Suisun Marsh and the delta wetlands possible. During the summer of 1871, more than 5,000 Chinese were employed at reclaiming the wetlands. A few Chinese, including Oh Yam in the lower Green Valley, leveed and managed small plots, but the great majority of the Chinese were contract laborers.²⁰

William A. Bowen maintains that the Chinese reclamation and farm workers had established a thriving Chinatown between Suisun and Fairfield by the early 1870's, but consultation of Bowen's source did not uncover any documentation of such a settlement.²¹ We do know, however, that the 1870 census counted 281 Chinese living in Suisun City and Suisun Valley. At that time the Chinese comprised at least one-sixth of the local population.²²

During two severe downturns in the California agricultural economy in the 1870's and in 1886, agitation against the employment of Chinese farm laborers reached serious proportions both locally and throughout the State.²³ Anti-Chinese feelings subsided somewhat as the economy improved in 1887, but many Chinese decided to move to the more secure environments of the urban Chinatowns or leave California altogether in the face of the enduring hostility toward them. At the turn of the century the Chinese were no longer an important element of California's farm labor supply.²⁴

Town Life and Local Industry



Small Centers of Commerce

Throughout the last three decades of the nineteenth century and the first four decades of the twentieth, the principal towns of Solano County remained small centers of commerce and local government. Suisun City's population was 462 persons and Fairfield had 329 inhabitants in 1870. As late as 1940, the combined population of the two towns was only 2,018.¹

During the five decades following the completion of the transcontinental railroad, Suisun City remained the most important center of commerce and transportation in our area. Central Solano County's largest stores lined Main St. and the Plaza. Also present was the area's only bank, central Solano County's principal hotel, saloons and restaurants. During the late 1880's and 1890's several large fruit packing houses including the J.K. Armsby cannery were built along the Southern Pacific tracks which ran through the town.

The railroad, of course, played a crucial role in the local economy, since it carried the products of local orchards to distant markets. Visitors to central Solano County usually arrived at Suisun's Southern Pacific depot. Originally located at the western end of California Street, the station was relocated near the point where the tracks cross Main St. in 1913.²

Fairfield was the seat of local government, with its county buildings grouped together on the parcels originally deeded to the Board of Supervisors by Robert Waterman. As Suisun City's trade and industry gradually expanded, dry land in the town became scarce, and Fairfield's spacious lots became more popular homesites for the area's town dwellers. By 1910 the population of Fairfield was slightly larger than that of its southern neighbor.³

Another County Seat Fight

Fairfield almost lost the County buildings in the mid-1870's, when citizens of Vallejo organized a movement to have their town replace Fairfield as the county seat. The agitation to transfer the county offices to Vallejo originated in 1873 with E.H. Sawyer, a prominent Vallejo property owner. Sawyer and others organized a mass meeting to generate support for the proposal, and Vallejo partisans were able to place a measure to designate Vallejo as the county seat on the November, 1873 ballot.

Citizens of the up-county towns regarded Vallejo as a hotbed of political corruption, and were outraged by its ambition to become the seat of county government. The turnout for the county seat election was very large, and the electorate was reportedly swelled further by men who cast ballots both for and against Vallejo in the names of absent or deceased voters. When the vote was counted, Vallejo was found to have wrested the county seat from Fairfield by 300 votes. On February 7, 1874, the Board of Supervisors agreed to move their deliberations to Vallejo.

Up-County residents tried to prevent the transfer of the county offices to Vallejo in the courts. When this tactic failed, they had a bill introduced in the State Legislature to divide Solano County in two, which proposed leaving Vallejo the seat of a county that did not extend much further than the town's corporate limits. Vallejo residents found this proposal "most humiliating."⁴

A fierce battle ensued in Sacramento over the division bill. "The halls and lobbies of the capitol were filled with citizens from Solano," a participant in the legislative battle later recalled, "and woe to the poor members of either house who showed themselves to this crowd of excited and earnest men."⁵ The division bill was passed by both houses of the legislature. It was vetoed by California's Governor, but the Governor made it clear to the up-county contingent that he would sign legislation to move the county seat back to Fairfield. Such a measure was promptly pushed through the legislature and the Governor signed it on March 30, 1874.

Vallejo never again challenged Fairfield's county seat status, but the bitterness of the contest poisoned political, business and social relations between the citizens of Vallejo and central Solano County for years afterward.⁶

Public Improvements

Although the towns of central Solano County remained small, our area gradually acquired some of the amenities of urban civilization. One of the first improvements to be constructed in the towns was a plank sidewalk over the marshy terrain which separated Suisun City and Fairfield. The laying of the sidewalk enabled Suisun residents who worked at the Solano County Courthouse to walk to their of-

fices without being muddled in what often became "a treacherous bog" during high tide.⁷ The Suisun and Fairfield Water Company was established in 1866, and by 1868 the firm was pumping water into the homes of the two towns.⁸ In 1888 Suisun City celebrated the installation of its first street lights.⁹ Before the end of the century Suisun City and Fairfield obtained telephone service, and in 1903 a group of local residents set up the Suisun and Green Valley Telephone Company to extend service into the valleys.¹⁰

Fire

Life became more comfortable with the spread of urban amenities, but the threat of fire added an element of insecurity to the lives of farm and town dweller alike in the late nineteenth century and the first years of the twentieth. During the summer drought from June to November, trees and grass provided ready tinder for large fires. Small sparks could set off major blazes, which might be whipped out of control by high coastal and north winds. Such conflagrations devastated hundreds of acres of land in 1866, 1876 and 1895 and Suisun City experienced major fires in 1888 and 1906.¹¹ The 1888 blaze destroyed eight city blocks, and the 1906 fire did over \$200,000 of property damage, destroying the local cannery, a creamery, a lumber mill, several houses and the Southern Pacific depot. Buildings were promptly replaced after both fires.¹²

The Quarries

Agriculture and activities related to it were of course the foundation of the local economy, but for many years the quarrying of local stone and mineral deposits also employed considerable numbers of people.

In 1875 the Thomasson Quarry was opened to extract basalt from Thomasson (now Nelson's) Hill, one mile east of Cordelia. Basalt was widely used for paving stone during the nineteenth century, and was found throughout the ranges north of San Francisco Bay. But only at sites like Thomasson Hill, with easy access to water transport, could the basalt be economically supplied to the San Francisco Market. During some years as many as 80 men were employed at Thomasson's and two other nearby quarries, which gave Cordelia's economy a welcome boost. By 1913, however, the demand for

basalt paving blocks had declined, and only three men continued making them. A few other employees remained at work on an operation which provided crushed rocks for the Southern Pacific.¹³

The most extensive quarrying took place around Cement Hill, east of Fairfield. Attractive translucent and marbled minerals such as onyx and travertine were extracted from Cement Hill as early as 1855, and later in the nineteenth century the porous rock tufa was burned for use as lime. Tufa quarrying was suspended before 1900, however, due to a local shortage of wood, which was used to burn the rock.¹⁴

Tufa mining was resumed at Cement Hill on an unprecedented scale at the beginning of the twentieth century, when the Pacific Portland Cement Company established a quarry and cement factory at the base of the hill. By 1907 the Pacific Portland plant was producing 6,000 barrels of cement a day to be one of the largest cement plants in the western United States.¹⁵ Much of the cement was apparently shipped through Suisun's embarcadero. Suisun Slough was deepened during the early 1900's in order to accomodate shipments from the plant.¹⁶

Adjacent to its factory, Pacific Portland erected a town for the 500 persons regularly employed at the quarrying and cement making operation. The town, known appropriately enough as "Cement", contained more than fifty cottages for married personnel, dormitories for single workers, a large hotel, a company store, a hospital, a school and a recreation hall.¹⁷ The importance of the company and its town to central Solano County was reflected in the splendor of the "Cement Ball." Held at Cement Hill, this dance was one of the most important social functions of our area during the early years of the twentieth century.

Transportation and Change

The Northern Electric, later to be known as the Sacramento-Northern Railway, commenced operation of freight service between Suisun City, Fairfield and Vacaville in 1913, and also a passenger service which it maintained until 1923.¹⁸ To many Suisun City residents, the increased traffic through Suisun Slough from the Pacific Portland plant and the opening of the Northern Electric Railway in 1913 promised a new era of prosperity for the town.

But it was the automobile which ultimately determined the relative importance of Suisun City and Fairfield. The first state highway through Solano County was built during the years 1912-1914, and the road was routed through Fairfield on Texas St., bypassing Suisun.¹⁹ As auto use grew rapidly during the 1910's and 1920's, the highway traffic stimulated the development of the Texas Street retail district which rivaled Suisun's Main Street and Plaza.²⁰

The automobile also set into motion other gradual changes, one of which directly benefitted Fairfield. As the County seat became more accessible by car, township government lost most of its importance, and residents of the unincorporated areas of Solano County increasingly came to Fairfield to conduct county business.²¹ After 1930 the rise of the automobile also led to a gradual phasing out of the ungraded county schoolhouses which dotted Suisun and Green Valleys.²²

Personal Accounts

Remembering the Collinsville Boardwalk, By Mr. Wood Young, Rockville Road, Suisun.

"The Collinsville Boardwalk was about a third-mile long. It had houses on each side. The residential houses were located near the River, and the Boardwalk had on it a grocery store, a bar, and a landing for the river steamers, Apache and Modoc. The Post Office was also located on the Boardwalk.

"The Boardwalk was the Main Street of Collinsville. Horses were permitted on the Boardwalk although they did not like to hear themselves clank on the boards. Later, a hotel and two canneries were located on the Boardwalk.

"The Boardwalk was built because of the flooding of the Sacramento River. Most of the houses were built up on stilts. After the Railroad came and the first canneries arrived, the Chinese gangs built dikes along the Sacramento River to prevent the massive flooding. I can remember the Chinese gangs when I was a child. They'd still be available to work on the small levees. The Chinese Laundry served as the headquarters for the Chinese community. The Chinese New Year parades in Birds Landing were always exciting and enjoyable.

"Some levees were built along the Sacramento River before the Boardwalk in Collinsville. The Boardwalk was built later on because of the scarcity of wood and lumber. Many of the families who settled in Solano County brought their own houses with them on the ships or the lumber with them on the wagon trains to California. My father brought lumber with him after working in the lumber mills in Humboldt County. In 1872, there was no lumber in the Collinsville area. I was born in 1891, and I can remember the Boardwalk as a young child. It was probably built after the canneries around 1890. They probably had it built for easy service to the docks. It still stands today in one piece.

"I can remember how wide the Boardwalk was. It was wide enough to cross two buggies, maybe a total of 30 feet. As a youth, I remember causing an accident between my buggy and another.

"Collinsville was famed for its wines. They came in two types: "barefuta wine" and "gumbuta wine". These were Italian slang names given for the way in which the wines were tramped. The "barafuta wine" was tramped with bare feet, and the "gumbuta wine" was tramped with gumboots. Local people agreed the barafuta wine was superior to the gumbuta wine. The grapes were picked in Green Valley, tramped in Collinsville, and the wine was shipped along the Sacramento River."



Collinsville Boardwalk

Courtesy: Wood Young



Cordelia School

Courtesy: Fran Peterson

Personal Accounts

Remembering Early School Days, By Mrs. Fran Peterson, Fairfield

"I taught at the Alamo School in Vacaville for one year in 1919. Then I taught two years (1920, 1921) at Union School; then I married in 1921. My children Rose Ann and Chester attended school at Union School.

"I taught all grades in one classroom. There were grades one through eight. And every day I taught each class. When I taught one class, the other seven classes would study. Arithmetic was the first class of the day. Then the first and second grades got their English and phonics. The children didn't like phonics. They preferred to make pictures of the words (like they are taught today) instead of making the phonetic sound.

"Friday was test day. On Fridays, I'd test all the grades on the work they had done for that week. After the tests, we'd have singing and spelling bees. One girl, Charlotte Earnhart, took music in town (Suisun City) and could play the school organ. I remember that Nel Vest (of Suisun City) never could sing on key.

"One year I had six first graders and one second grader. Sometimes I'd get into a jam and call on an 8th grade student to help instruct the younger children.

"At recess, everybody played together. I remember playing baseball with the children. On Friday afternoons, we might play Denver-ton. All the farm rural families would come to support their kids, right in the middle of the afternoon.

"During our spelling-bees, everybody competed. Different grades would play each other, with words being selected appropriate for each grade.

"On Friday nights, there was usually a party. Those Danish parties had such good food and fun with dancing and music. The Lambrechts lived across the road from the school. They had a "Fisher" piano and Mrs. Sparks from Suisun City would play for our dances and school plays. The children loved the plays and planning and playing for practice.

"Regarding the gable bell on top of each schoolhouse, it was a privilege to ring the bell. The student with the best marks during that week was permitted to ring the bell at lunch and at beginning of school each morning and for recess. School started at 8:15. The smaller children just loved it when it was their turn."

Personal Accounts

Remembering the Early Stores in Fairfield and Suisun, By Mrs. Evelyn Lockie, Suisun City

Hunter's Drug Store was in the rear end of the title building on Texas Street where Flakey Cream is now. It was a threestory building. We all thought it was a wonderful building when it was built. After 1916, we'd go to the Hunter Drug Store in Fairfield for a soda. We called them "phosphates"; they sold for five cents. A whole nickel was still a lot of money; but how we did enjoy those phosphates. A Strawberry Phosphate was simply delicious.

"On the corner of Webster and Texas Streets on the North side of the street was Goosen's General Merchandise. I can remember going inside Goosen's. But since Suisun City was the town for shopping, we dealt mostly with the Suisun Implement Company. Its owner was Jerry Lenahan. I loved the smell of hardware stores. The nails and oil and the combination of smells created a fragrance special only to a hardware store. We also had a blacksmith shop in Suisun City.

"In Suisun City, we also shopped at the B & L Wing Grocery Store. We brought our cream to town to sell to the grocery and bought clothes at Mayfield's. Bert and Leland Wing were grandsons of Josiah Wing, who founded Suisun City. Their store was at the North West corner of California and Main Street. Presently, the site is a vacant lot next door to the J. & J. Bootery.

"In the rear of the store was a milliner (a hat maker). She would take your order from the plain hats on stock. Then she'd sew on velvet ribbons and flowers. A woman never bought a hat that was ready trimmed. You always had it made to order. I remember my first hat, with a black velvet ribbon and a pink flower on a Panama white straw hat.

"Right where Suisun Market Grocery Store is now was Connelley's Livery Stable. He was also the town undertaker. Finally, the livery stable burned down.

"I don't remember that the townfolk ever shopped at any certain days. One of the highlights of my youth was the little movie house in Suisun City located next to B & L Wing's Grocery Store. They featured the series called, "The Goddess." A series would last at least 25 weeks, and then they'd show another feature. I suppose it is like a modern day "soap opera". It was so thrilling to wait each week to watch the episodes and adventures develop in the series."



Fairfield Stores

Courtesy: H.G. Richardson

Personal Accounts

Remembering Armijo High School, By Mr. Leslie Gordon, Suisun City

"I started going to school in 1915 at the new Armijo High School building on Union Avenue in Fairfield. I didn't go to the old Armijo High School for my regular classes. Fran Connelley Petersen graduated from the old Armijo building. (Mrs. Petersen remembers that there were about 200 students in the old Armijo High School ed.).

"I took manual training in the old Armijo school building. I took metal work and carpentry there. Part of the building was used for the Basketball court. I don't remember the downstairs being used at all.

"I remember a graduating class of 26 students. We were the largest of all time. The following year, only eight students graduated. Evelyn Woolner Lockie was in that class.

"Our principal was Mr. Wm. M. MacKay. He was the principal for the four years that I was in high school. The faculty consisted of eight teachers. Mr. Gilbert R. Jones was the shop teacher. Mr. A.L. Boudreau taught basketball my last year of high school. He was the athletics teacher my senior year.

"Some of the classes that I took in high school were four years of English, one year of German (we also had a teacher teach Latin), and mathematics. I played basketball and played pretty near every game. But I wasn't big enough. I was too small. In high school the only athletics were basketball and track. We didn't have baseball and played pretty near every game. But I wasn't big enough. I was too small. In high school the only athletics were basketball and track. We didn't have baseball or football or other popular high school sports in those days. For me, athletics was the most memorable part of high school. We had good participation among the students. We also had a girls' basketball team. They were really good the last couple years. In track, I ran the mile. The coach was a volunteer teacher, I think. Sports were always after school, after all the other classes were over. I don't know if they (the teachers) got reimbursed or not. There was no compulsory physical education classes then. One of the teachers would coach us.

"I remember our games in the Solano County League which included Winters, Dixon, Vacaville, and Armijo. We were all about the same size schools then. Some of the players would pay their own way to get to the games. One student would usually get a car and carry the rest of the team up to the game.

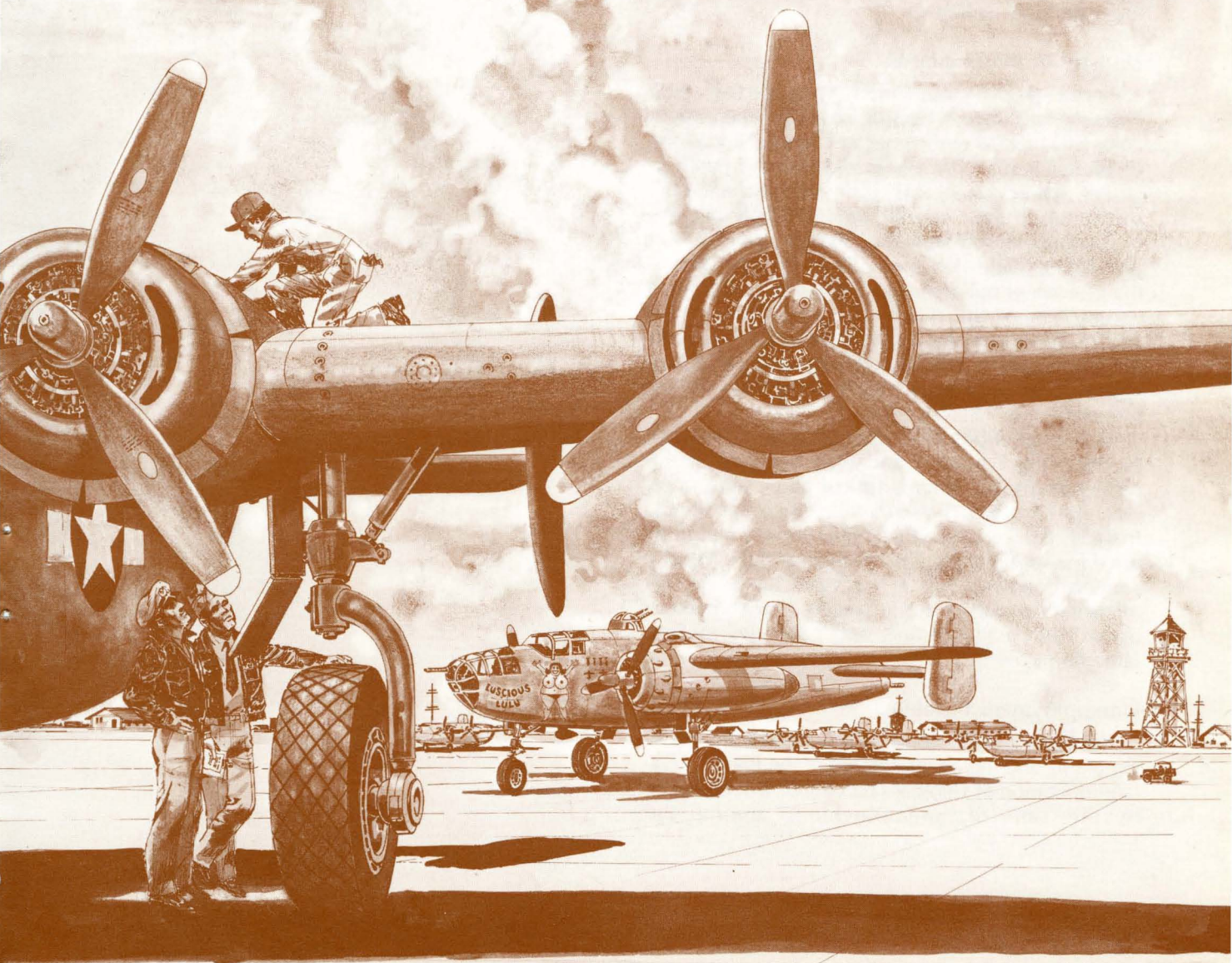
"The Armijo High School building on Union Avenue was used from 1915 to about 1967. In the 1930's, the original building burned out, in spite of the brick exterior. They rebuilt the classrooms inside and built the Armijo Auditorium. I remember the fire, we had to send to Vallejo to borrow their hook-n-ladder. The Stairway was stone and the walls and floors were made of wood."



Old Armijo High School

Courtesy: Phyllis W. Richardson

Recent History



The Great Depression

The dramatic stock market crash of October, 1929, is often cited as the beginning of the Great Depression, but the prolonged economic downturn began in our area at a somewhat earlier date. The Pacific Portland Cement Plant was closed in 1927, and Cement Hill was soon abandoned to a few stray cattle. The following year, Solano County fruit growers received disquieting reports from the East of falling prices and cautious buyers.¹

California agriculture was hit hard by the Depression — the State's farm income shrank by more than 50% between 1929 and 1932.² The fruit growers of Solano County were not spared from the effects of the economy's collapse.

Disaster in the Orchards

Produce from the renowned "Vacaville Early Fruit District" had always been a luxury for the eastern consumer, and as money became scarce, it was one of the first items to be eliminated from his purchases. Prices quickly fell, and expensive terrace and hill cultivation in the Vacaville area suddenly became uneconomical. Although the irrigated fruit of Suisun and Green Valley orchards generally fared better, the growers of our area also suffered from the sharp contraction of the market for early fruit in the 1930's. For a time, fresh fruit shipments to the eastern United States virtually ceased,³ and Solano orchardists considered sending fresh fruit to the Orient.⁴

As orchard production was cut back in response to declining demand, and also because of the spread of disease among apricot and cherry trees, local fruit processors also curtailed their operations. In 1931, the California Packing Company closed its dried fruit packing plant in Fairfield, and the Armsby cannery followed suit a few years later. The diminished harvests of our area were now shipped to dried fruit packing plants and canneries in Sacramento or the Bay Area.⁵

Unemployment Problems

The closing of the local cannery and some packing plants and the abandonment of the Pacific Portland operation at Cement Hill caused a serious rise in the rate of unemployment among the

townspeople of central Solano County. Contraction in retail trade also led to a loss of jobs and a considerable amount of store space in Suisun City was vacated during the 1930's.⁶

This tragic situation was alleviated slightly by the emergency employment programs of the Federal Works Progress Administration. Based at camp in Benicia, WPA workers carried out a number of projects in Solano County. These included the construction of sidewalks in Suisun City and Fairfield, and the restoration of the Rockville Stone Chapel and Cemetery.⁷

The Second World War

The pall cast over our area by the Great Depression was not lifted until the United States became involved in the Second World War. Wartime expenditures of the Federal Government quickly erased unemployment, however, and created a serious labor shortage. Because of its relative proximity to the Pacific Theater of War, a large portion of domestic war-related activity was concentrated in California. As a result, personal income in the State more than tripled from 1940 to 1935.⁸

But the establishment of a new military base was to have a most important long term implication for our area. In 1940, officials of Solano County and the cities of Fairfield and Suisun City were invited by the former Civil Aeronautics Administration to participate in a public airport program. As U.S. involvement in the World War became more likely, the Army Air Corps assumed sponsorship of the program.⁹

Military authorities expressed interest in developing an airfield on the windswept prairie several miles east of Fairfield. This site had originally been selected for investigation by the U.S. Navy, because of strong prevailing winds which approximated conditions found on the decks of aircraft carriers.¹⁰

Early in 1942, Navy flying squadrons used the field east of Fairfield for carrier landing practice, and during the same year the Army Corps of Engineers began construction of a base for Air Corps fighters, which was christened Fairfield-Suisun Army Airfield. The Air Corps' Transport Command assumed control of the field in May, 1943 and Fairfield-Suisun became an important embarkation point for Pacific-bound B-24 bombers.¹¹

Postwar Growth and Prosperity

The end of the hostilities in 1945 closed many airfields, but not the Fairfield-Suisun installation. The area around the field, which had been known for decades as "poor man's acres"¹² and was largely ignored by early settlers, took on new value. None of the other airfields established in California during the war years enjoyed a more favorable combination of environmental factors than the Fairfield-Suisun base. The site's large expanse of flat land, its long approaches free from hills or urban development, ideal wind conditions and a near absence of summer fog all influenced the Air Transport Command's decision to construct a major air base there.

In 1945, an initial contract of \$20,000,000 was awarded, and work was begun on four miles of runway, new buildings, and the David Grant Medical Center. The Fairfield-Suisun base was the scene of intense activity during the first months of 1946, as construction of the new facilities got under way while planes returning from the Far East still crowded the airfield.¹³

The Strategic Air Command (SAC) of the newly created U.S. Air Force took over Fairfield-Suisun in May, 1949. SAC soon began a major construction program which transformed the base from a "mobilization" facility designed for full occupancy during emergencies into a permanent base for B-36 intercontinental bombers. Renamed after Brigadier General Robert Travis, who was killed in an August 1950 air crash, the base became a major embarkation point to Korea after hostilities broke out there in 1950.

The expansion undertaken by SAC and the Korean War led to the employment of very large numbers of military and civilian personnel at the base for the first time. By 1955, the base had 10,000 military and non-military employees. Many of these people found homes in Fairfield and Suisun City, whose combined population grew from just over 4,000 in 1950 to about 12,000 in 1955.¹⁴

The Growth of Fairfield

Fairfield's growth far outstripped that of other towns in central Solano County. Unrestricted by swamps as was Suisun, and unlimited by relatively expensive orchard land as was Vacaville, Fairfield

became the area's major center of civilian population. By 1955, Fairfield had 10,000 inhabitants and the population had more than doubled to 26,000 by 1965. In 1966, Fairfield's population got another big boost when the City annexed Travis Air Force Base and the surrounding residential complex.

During the mid 1960's, the reconstruction of U.S. Highway 40 as an eight-lane transcontinental freeway wove central Solano County into the expanding fabric of the San Francisco bay region, and Fairfield's population continued to increase. A special census taken in 1975 disclosed that the City's population had reached the 50,000 mark.¹⁵

Suisun City has remained a small town during the three decades since the Second World War, but it has recently begun to annex large parcels of flat lands which stretch eastward toward Travis. Suisun City is now said to be the fastest growing community under 50,000 in California. City officials predict that the town will attain a population of 10,000 by the end of 1978, compared with just 4,000 in January 1976.¹⁶

Growing Pains

Growth has brought problems as well as prosperity to Fairfield and Suisun City during the postwar decades. As thousands of military and civilian employees of Travis Air Force Base sought homes for themselves and their families in the 1950's, a serious housing shortage developed in central Solano County. Many Travis airmen were forced to live in substandard quarters on the base and civilian construction could not keep pace with the quarters on the base and civilian construction could not keep pace with the surging demand for off-base housing.¹⁷ This situation was particularly serious for Black servicemen and their families, who had a more limited choice of dwellings due to patterns of discrimination which prevailed throughout the United States at that time.

Fairfield area residents also sensed that the economy of central Solano County was overly dependent upon the future of Travis Air Force Base. In 1955, the Fairfield-Suisun Chamber of Commerce estimated that 80 percent of local wages and salaries were paid by the base.¹⁸

The report issued in 1956 as part of Fairfield's first general plan identified the development of industry not directly related to the Air Force as a major objec-

tive of local policy.¹⁹ This goal was reaffirmed by "Community Congresses" which were convened in three consecutive years during the mid-1960's. Our area has significantly reduced its dependence on Travis in the last decade, but a 1972 survey indicated that nearly 30% of the military and civilian work force residing in the Fairfield Suisun Unified School District still worked at the base.²⁰

Postwar Agriculture

The wartime recovery of our area's fruit industry has been sustained over the past three decades. But the postwar years have seen some significant changes in the local agricultural economy. First, although fresh fruit shipments to eastern markets were resumed in the late 1940's, fresh fruit has never regained its former importance. Increasing proportions of local crops have been canned or dried. This change has produced another — canneries have had no interest in the many varieties of fruit that the orchardists of our area traditionally grew as insurance against poor harvests and volatile fruit markets. The canners have demanded the Royal apricot, Bartlett pear, and Elberta peach, and these along with several types of prunes have become the only important tree crops in the area.²¹

The scale of processing operations increased after the Great Depression and as a result, fruit for canning continued to be shipped by truck and rail to large canneries in Sacramento and the Bay Area. No local cannery has ever reassumed the position once occupied by the J. K. Armsby plant in the local economy. A large scale fruit drying operation was, however, established at Fairfield in 1964.²²

The Solano Project

As early as the 1930's, intensive pumping from local wells for irrigation purposes had significantly reduced the water table in Suisun Valley. By the late 1940's a number of local wells had dried up, and an agricultural crisis appeared imminent. To head off the decline of Solano County's fruit districts, a water council, appointed by the Solano County Board of Supervisors, sponsored the formation of the Solano Irrigation District in 1948 to work with the U. S. Bureau of Reclamation in developing the water resources of Putah Creek. A comprehensive plan, known as the "Solano Project," was submitted to

the Interior Department and Congress, and in 1953 work on the project was begun with a \$3 million Congressional appropriation.

The key structure in the new system, the Monticello Dam, was completed in 1957 at a cost of \$20 million. Behind the Dam, spread Lake Berryessa, one of California's largest man-made bodies of water. Six miles downstream from the Dam, the Putah Diversion Dam was built, creating Lake Solano, from which water was channeled into the Putah South Canal. This 33-mile long artery has provided irrigation to the orchardists of our area since 1960.²³

The importance of the "Solano Project" has not been confined to local agriculture. Water from Lake Berryessa has also made possible the continued urban growth of the cities of Fairfield and Suisun City. Urban development has, of course, taken some land out of fruit and grain production. About 17% of the prime agricultural land in our area had been built upon by 1975.²⁴

Conclusion

The economy of our area has changed radically over the past forty years. Agriculture, once the foundation of local prosperity, is now of relatively minor economic importance.

Despite the transformation of central Solano County into an essentially urban area, much of the historic landscape remains. Orchards give our area much of its visual character. A variety of buildings which epitomize the area's rural heritage are scattered throughout Green and Suisun Valleys. And downtown Suisun City, once the heart of local commerce, has been largely by-passed by development during recent decades.

But this situation may be only temporary. The nature of this community is changing; and the changes will require some tough decisions from the people who live here about the kind of community they want.

The object of this short history has been to demonstrate that our area has a rich and unique heritage. If we want to preserve that heritage, we must act now.

Footnotes

THE INDIAN PRESENCE

- ¹ A. L. Kroeber, "The Patwin and their Neighbors," in *University of California Publications in Archaeology and Ethnology*, Vol. 29, No. 4, pp. 253-54, Berkeley, 1932.
- ² City of Fairfield, Department of Environmental Affairs, *Open Space Plan and Conservation Element for Central Solano County General Plan*, pp. 2-47 — 2-48.
- ³ Some available written documents which may also provide historical evidence of Indian settlement in central Solano County area: Roberta Lee McGonagle, "The Cooke Site: A Middle Horizon Site in Central California," unpublished M. A. Thesis, U.C. Davis, 1966; "A Report on the Excavation of Peterson No. 1, Solano County," University of California Archaeological Survey Manuscripts No. 8, Berkeley, 1948.
- ⁴ S. F. Cook, "The Conflict Between the California Indian and the White Civilization: I," *Ibero-Americana*, vol. 21, p. 180.
- ⁵ City of Fairfield, *Open Space and Conservation Element*, *op. cit.*, pp. 2-47 — 2-48.
- ⁶ A. L. Kroeber, *Handbook of the Indians of California*, Smithsonian Institute Bureau of American Ethnology Bulletin #78, p. 355 and plate 34. Washington, D.C., 1925.
- ⁷ Kroeber, "Patwin and their Neighbors," *op. cit.*, p. 254.
- ⁸ Kroeber, *Handbook*, *op. cit.*, pp. 351-391.
- ⁹ Kroeber, "Patwin and their Neighbors," *op. cit.*, pp. 258 and 420.
- ¹⁰ *Ibid.*, p. 270.
- ¹¹ *Ibid.*, p. 297.
- ¹² W. C. McKern, "Functional Families of the Patwin," in *University of California Publications in American Archaeology and Ethnology*, Vol. 13, No. 7, pp. 243-244, Berkeley, 1922, and Kroeber, "Patwin and their Neighbors," p. 298.
- ¹³ McKern, "Functional Families," *op. cit.*, p. 244.
- ¹⁴ McKern, "Functional Families," *op. cit.*, pp. 246-258.
- ¹⁵ Kroeber, "Patwin and their Neighbors," p. 259, and W. C. McKern, "Patwin Houses," in *University of California Publications in American Archaeology and Anthropology*, vol. 20, p. 160.
- ¹⁶ *Ibid.*, pp. 165-166.
- ¹⁷ *Ibid.*, p. 171.
- ¹⁸ William Adrian Bowen, "The Evolution of a Cultural Landscape: The Valley Fruit District of Solano County, California," Unpublished M. A. Thesis, U. C. Berkeley, 1966, pp. 30-31. Hereafter referred to as Bowen, "Evolution".

- ¹⁹ Kroeber, "Patwin and their Neighbors," p. 276. For a consideration of local variations in food supply on the basis of archaeological evidence, see Robert Heizer, ed., "The Archaeology of the Napa Region," *University of California Anthropological Records*.
- ²⁰ Kroeber, "Patwin and their Neighbors," p. 276.
- ²¹ Bowen, "Evolution," *op. cit.*, pp. 31-33, and James T. Davis, "Trade Routes and Economic Exchange Among the Indians of California," University of California Archaeological Survey Report No. 54, Berkeley, 1962.
- ²² Bowen, "Evolution," *op. cit.*, p. 31.
- ²³ Davis, "Trade Routes," *op. cit.*, pp. 34-35.
- ²⁴ Kroeber, "Patwin and their Neighbors," pp. 297-298.

THE COMING OF THE EUROPEANS

- ¹ An 1823 letter of Father Jose Altimira provides a vivid description of how newly converted Indians forced native residents of Solano County off their land and into the Missions. Altimira to Señán, July 10, 1823, *Archivo del Arzobispado de San Francisco: 1772-1849* (Archbishop's Archives), III, (1), p. 21. These archives are stored at the Bancroft Library, U.C. Berkeley. Cited in Bowen, "Evolution," *op. cit.*, pp. 42-43.
- ² Bowen, "Evolution," *op. cit.*, pp. 35-36.
- ³ *Ibid.*, p. 36.
- ⁴ *Ibid.*
- ⁵ Governor to the Viceroy, Monterey, June 28, 1810, *Provincial Records*, IX, pp. 122-23. These records are part of the *Archives of California*, 1767-1846, which are extracts and copies of documents assembled in the U. S. Surveyor-General's Office, San Francisco. They were compiled for H. H. Bancroft under the direction of Thomas Savage, 1876-77, and are kept at the Bancroft Library of U. C. Berkeley. Cited by Bowen, "Evolution," *op. cit.*, p. 37.
- ⁶ *Ibid.*
- ⁷ Father Ramon Abella, "Diario," Oct. 15-31, 1811, San Francisco in *Santa Barbara Archives* vol. 4, pp. 101-134. These archives are kept at the Bancroft Library. Father Abella participated in a military expedition which visited Suisun Valley in 1811. Cited by Bowen, "Evolution," *op. cit.*, p. 38.
- ⁸ Bowen, "Evolution," *op. cit.*, p. 39. Bowen's sources for this information are the unpublished lists of names of Indians and their rancherias (settlements) taken from the *Libros de Bautismos* of the San Francisco and San Jose' Missions, by Alphonse L. Pinart. Pinart's manuscripts belong to the Bancroft Library.

⁹ Marcus Peterson, "The Career of Solano, Chief of the Suisun," unpublished M. A. Thesis, U. C. Berkeley, 1957, pp. 6-10.

¹⁰ Fr. Jose Altimira, "Diario," San Francisco, June-July, 1823 as translated in *Hutchings Illustrated California Magazine*, Vol. 5, August, 1860, p. 62. The original manuscript is at the Bancroft Library. See also letter, Altimira to Señan, 1823, *op. cit.*. Cited in Bowen, "Evolution," p. 41.

¹¹ Mission Records, *Santa Barbara Archives*, cited by G. W. Hendry and J. N. Bowman, "The Spanish and Mexican Adobe and other Buildings in the Nine San Francisco Bay Area Counties, 1776 to about 1850," unpublished typewritten manuscript, 1940, p. 424u.

¹² Bowen, "Evolution," p. 44.

¹³ Peterson, *op. cit.*, p. 10.

¹⁴ *Ibid.*, pp. 13-14.

¹⁵ *Ibid.*, p. 10.

¹⁶ Myrtle McKittrick, *Vallejo: Son of California*, Portland, Oregon, 1944, p. 56.

¹⁷ Peterson, *op. cit.*, p. 22, and McKittrick, *op. cit.*, pp. 57-58.

¹⁸ Peterson, *op. cit.*, pp. 23-24.

¹⁹ *Ibid.*, p. 24.

²⁰ For descriptions of these campaigns see Peterson, *op. cit.*, and McKittrick, *op. cit.*, Robert Heizer, ed. "The Archaeology of the Napa Region," *op. cit.*, pp. 229-231 for a concise summary.

²¹ Peterson, *op. cit.*, p. 46.

²² The adobe occupied by Solano and the houses of the other Indians are believed to have been located in the upper reaches of Suisun Valley. See Hendry and Bowman, *op. cit.*, pp. 424 s-t.

²³ J. P. Munro Fraser, *History of Solano County, California*, Oakland, 1879, p. 64. The location of the Molino farm is not known. Hendry and Bowman, *op. cit.*, p. 424t.

²⁴ McKittrick, *op. cit.*, pp. 319-321. See also Platon Vallejo, "Memoirs of the Vallejo's" *San Francisco Bulletin*, vol. 15, January 27 - February 14, 1914.

²⁵ See, for example, "Skeleton in Solano College Backyard Reopens Speculation About where Chief Solano was Buried," *Vacaville Reporter*, March 11, 1971.

²⁶ Isidora Filomena Solano, "Narracion, Sonoma, April 9, 1874, dictated to Enrique Cerruti, witnessed by Salavador

Vallejo and M. A. McLaughlin." In Spanish, with attached translation. Bancroft Library.

²⁷ Munro-Fraser, *op. cit.*, pp. 49-50.

THE PIONEERS

¹ 1870 Census information reproduced in Thompson and West, *Historical Atlas of Solano County*, San Francisco, Thompson and West, 1878, p. 18.

² Testimony of Cayetano Juarez, Land Case ND 162, *Heirs of J. F. Armijo v. U.S.* (Bancroft Library). Cited in Bowen, "Evolution," *op. cit.*, p. 51.

³ Deposition of William Gordon in Land Case ND 162. Cited in Bowen, "Evolution," p. 52.

⁴ John Sutter, July 12, 1847, *California Archives*, unbound documents no. 89. Cited in Bowen, "Evolution," p. 54. See note 6, Chapter 2.

⁵ Wood Young, *Vaca-Pena Los Potos Ranch and the Pena Adobe*, Vallejo, 1971, p. 1.

⁶ Deposition of Manuel Vaca in Land Case ND 162. Cited in Bowen, "Evolution," p. 55. Local historians claim that Vaca and Pena preceded Armijo to this area during period noted. Conversation with Helen Weyand, 4-4-77.

⁷ Young, *op. cit.*, p. 11.

⁸ Deposition of J. J. Warner, Land Case ND 232, *J. R. Wolfskill v. U.S.* (Bancroft Library). Cited in Bowen, pp. 55-6.

⁹ Deposition of J. R. Wolfskill in Land Case ND 232. Cited in Bowen, pp. 56-57.

¹⁰ Munro-Fraser, *op. cit.*, p. 64.

¹¹ Wilmer J. Neitzel, et al, "Solano County History and Government" (booklet), Fairfield, Solano County Board of Supervisors, 1966, p. 9. See also Bowen, "Evolution," p. 59.

¹² Deposition of J. R. Wolfskill in Land Case ND 232. Cited in Bowen, "Evolution," p. 60.

¹³ 1852 California Census information reproduced in Munro-Fraser, *op. cit.*, p. 72.

¹⁴ Thompson and West, *op. cit.*, p. 9.

¹⁵ Luzena Stanley Wilson, *Luzena Stanley Wilson, Forty-Niner: Memories Recalled Years Later for Daughter*, Oakland, Eucalyptus Press of Mills College, 1937, p. 47.

¹⁶ Bowen, "Evolution," *op. cit.*, pp. 47-48.

¹⁷ McGowan _____, *History of the Sacramento Valley*, _____, 1961, p. 247.

FOUNDING OF LOCAL TOWNS

- ¹ Munro-Fraser, *op. cit.*, p. 71.
- ² Bowen, "Evolution," pp. 74-75.
- ³ *Ibid.*, p. 76.
- ⁴ Solano County *Herald*, Nov. 10, 1855, and February 23, 1856. Cited in Bowen, "Evolution", p. 78.
- ⁵ Solano County *Herald*, August 14, 1858.
- ⁶ *Ibid.*, September 4, 1858.
- ⁷ There is some local question as to whether Hastings was a Mormon official. Ed.
- ⁸ The "Hastings Adobe" has been designated as a landmark in the National Register of Historic Places.
- ⁹ J. P. Munro Fraser, *History of Solano County*, San Francisco, California: Wood, Alley & Co., East Oakland, 1879, p. 312.
- ¹⁰ Wood Young, "Collinsville Almost Was Mormon Center," *Daily Republic*, May 30, 1962.
- ¹¹ Solano County Historical Society *Notebook*, Vol. 11, No. 1, January 1959. Map of Newport, California reprinted courtesy of Solano County Road Department.
- ¹² Young, *op. cit.*
- ¹³ *Ibid.*
- ¹⁴ *Solano Republican*, "Highway Bonds Win at Election," and "Dedicated New Rio Vista Bridge," Friday, July 4, 1919, p. 1.
- ¹⁵ "Collinsville Refugees Given Red Cross Aid," *Solano Republican*, Thursday, February 23, 1939, p. 1.

THE HEYDAY OF THE ORCHARDS

- ¹ Wood Young, "Arrival of First Train Was a Big Event," *Daily Republic* July 24, 1968, p. 6. Mr. Young's article is based on contemporary newspaper accounts.
- ² "The Terrible Seventies" was the title of a chapter in Gertrude Atherton's *California, An Intimate History*; Walton Bean borrowed Atherton's Chapter heading for his own *California: An Interpretive History*. See Bean, *op. cit.*, pp. 219-232.
- ³ *Weekly Solano Herald*, May 15, 1869.
- ⁴ *Vacaville Reporter*, August 25, 1894, and July 12, 1902.

- ⁵ Bowen, "Evolution," *op. cit.*, p. 87.
- ⁶ *Ibid.*, pp 89, 106-108.
- ⁷ See, for example, Paul S. Taylor, "Foundations of California Rural Society," *California Historical Society Quarterly*, Vol. 24, September 1945, p. 216.
- ⁸ See McGowan, *op. cit.*, vol. I, p. 254.
- ⁹ See "The Green Valley Wine Country: Solano *Press*, October 3, 1866 for an extensive description of Green Valley winemaking. Cited in Bowen, "Evolution" p. 92.
- ¹⁰ *Ibid.* pp. 140-42.
- ¹¹ *Ibid.* p. 108.
- ¹² A. T. Hatch, Autobiographical Manuscript in Bancroft Library, U. C. Berkeley.
- ¹³ McGowan, *op. cit.*, vol I, p. 385.
- ¹⁴ Bowen, "Evolution," *op. cit.*, p. 129.
- ¹⁵ *Solano Republican*, June 17, 1898. Cited in Bowen, "Evolution," p. 130.
- ¹⁶ *Solano Republican*, July 27 and August 3, 1906.
- ¹⁷ L. Varden Fuller, "The Supply of Agricultural Labor," *op. cit.*, pp. 33-34.
- ¹⁸ See Marcus Petersen, "The Career of Solano," *op. cit.*, pp. 46-47, Myrtle McKittrick, *Vallejo, op. cit.*, pp. 138-140.
- ¹⁹ Bowen, "Evolution," p. 155. *Solano Press*, December 18, 1867.
- ²⁰ Bowen, "Evolution," p. 155.
- ²¹ *Ibid.*, Bowen cites the June 22, 1871, edition of the *Solano Republican*. This issue contains mention of the large number of Chinese at work around Suisun Bay and the delta, but no mention of a local Chinatown.
- ²² Thompson and West, *Historical Atlas, op. cit.*, p. 18.
- ²³ Fuller, *op. cit.*, pp. 109-111.
- ²⁴ *Ibid.*, pp. 111 and 127. For a comment on the decline of the Chinese as an element in Solano County's Farm Labor supply. See Frank B. McKeivitt, "In Vaca's Fruited Vail," in Tom Gregory et. al., *History of Solano and Napa Counties*, Los Angeles, Historic Record Company, 1912, pp. 130-131.

TOWN LIFE AND LOCAL INDUSTRY

- ¹ 1870 Census data reproduced in Thompson and West, *op. cit.*, p. 18.
- ² Vacaville *Reporter*, August 8, 1913.
- ³ Gregory, *op. cit.*, pp. 73-74.
- ⁴ This account of the county seat struggle is based on Frank A. Leach, *Recollections of a Newspaperman: A Record of Life and Events in California*, San Francisco, Samuel Levinson, 1917, pp. 182-185. As the proprietor of a Vallejo newspaper, Leach was directly involved in the events he described.
- ⁵ *Ibid.*, p. 184.
- ⁶ *Ibid.*, p. 185.
- ⁷ Wood Young, "Historian Relates Colorful Past of Suisun City," *DR*, Dec. 31, 1965, p. 16. The characterization of the Marsh around Suisun City as a "treacherous bog", is taken from an 1879 news item in the *Solano Republican*.
- ⁸ Munro-Fraser, *op. cit.*, p. 299.
- ⁹ Sacramento *Union*, March 2, 1888, p. 4 col. 3, and San Francisco *Call*, March 2, 1888, 8-2.
- ¹⁰ The Minute Book of the Suisun and Green Valley Telephone Company is owned by Mrs. Wilmere Neitzel. It describes the founding of the company in 1903.
- ¹¹ *Weekly Solano Herald*, July 27, 1866, and *Solano Republican*, Oct. 11, 1895. Cited in Bowen, "Evolution," *op. cit.*, p. 156.
- ¹² 1888 issues of the *Solano Republican* are not available at the Solano County or Bancroft libraries. See Wood Young, "Historian Relates Colorful Past of Suisun City," *op. cit.* For accounts of the 1906 blaze, see *Solano Republican*, July 27, August 3, and August 10, 1906.
- ¹³ California State Mining Bureau, *Fourteenth Report of the State Mineralogist for 1913-14*, Sacramento, 1915, p. 314. Cited in Bowen, "Evolution," *op. cit.*, pp. 163-164.
- ¹⁴ *Ibid.*, 165-166. Bowen's 1855 reference is *Solano County Herald*, November 10, 1855. For another account of early quarrying, see Munro-Fraser, *op. cit.*, pp. 93-100.
- ¹⁵ Bowen, "Evolution," p. 166.
- ¹⁶ Gregory, *op. cit.*, p. 75, and "Letter of the Secretary of War, Transmitting Reports of Preliminary Examination and Survey of Suisun Channel, or Creek, in California, Doc. 1110 House of Representatives Sixtieth Congress, Second Session. Dec. 9, 1908. The letter suggests deepening and straightening of Suisun Channel to accomodate direct rail shipments from the Pacific Portland Cement Plant to Suisun's embarcadero.

¹⁷ Bowen, "Evolution," p. 166.

¹⁸ I. J. Brain, Jr., and Addison Laflin, "The Sacramento Northern in Solano County," Solano County Historical Society Notebook, April 1962.

¹⁹ California Department of Engineering, *Biennial Report 1912-1914*, Sacramento, 1914, p. 244.

²⁰ Bowen, "Evolution," p. 181, and Rio Vista *River News*, 1925 Biennial Deluxe Edition, "The Eden of California," Rio Vista, July, 1925.

²¹ Wilmere Neitzel, et. al., "Solano County History and Government," pamphlet published for Solano County Board of Supervisors, Fairfield, 1966, pp. 6-7.

²² Conversation with Wilmere Neitzel.

RECENT HISTORY

- ¹ Bowen, "Evolution," *op. cit.*, pp. 176-78.
- ² Walton E. Bean, *California: An Interpretive History*, *op. cit.*, p. 409.
- ³ Bowen, "Evolution," p. 189.
- ⁴ Carl Spurlock, "The Oriental Markets for California Fresh Fruits and Vegetables, A Report to the Solano County Board of Supervisors," Supplement to the *Monthly Bulletin*, California Dept. of Agriculture, March-April, 1930, Sacramento, 1930.
- ⁵ Bowen, "Evolution," pp. 179-181.
- ⁶ Suisun City *Courier*, February 11, 1943.
- ⁷ Wood Young, "Solano Pioneers Build A Church Near Rockville," *DR*, May 2, 1962, p. 19.
- ⁸ Walton E. Bean, *op. cit.*, p. 426.
- ⁹ Military Airlift Command, Travis AFB, *Environmental Narrative* (Phase 2) (The Comprehensive Plan), December 15, 1975, p. 2-1.
- ¹⁰ *Ibid.*, p. 2-2. Also local historians claim airfield was originally called "Ragsdale Field" — Conversation with William H. M. "Nick" Smith, 4-4-77.
- ¹¹ *Ibid.*
- ¹² Bowen, "Evolution," *op. cit.*, p. 182.
- ¹³ Military Airlift Command, *op. cit.*, p. 2-2.
- ¹⁴ Cities of Fairfield and Suisun and Solano County, *Report on the General Plan for the Fairfield-Suisun Planning Area of Solano County*, Fairfield, March, 1956, p. 15.

- ¹⁵ City of Fairfield Department of Environmental Affairs, *Special Census City of Fairfield – Selected Population and Housing Data*, Fairfield, 1975, p. 1.
- ¹⁶ "How It Feels to be Fastest Growing City," S.F. Sunday *Examiner-Chronicle*, August 1, 1976, p. A-12.
- ¹⁷ "Historical Chronology of the 14th Air Division and the 5th Air Base Group, 1951-1957," typewritten official Air Force history, pp. 21-27, and conversation with Curtis Burgan, Executive Director, Solano County Armed Forces Committee.
- ¹⁸ General Plan Report, 1956, *op. cit.*, Table 2.
- ¹⁹ *Ibid.*, p. 12.
- ²⁰ City of Fairfield Dept. of Environmental Affairs, *Housing Element Fairfield-Suisun Area Plan*, Fairfield, 1974, p. 10.
- ²¹ Bowen, "Evolution," *op. cit.*, pp. 182 and 186.
- ²² *Ibid.*, p. 194.
- ²³ *Ibid.*, pp. 194-201.
- ²⁴ City of Fairfield Dept. of Environmental Affairs, in-house environmental inventory, Chapter 3 — "Prime Agricultural Lands."

A Survey of Buildings & Features



PART 2

This survey was conducted to designate and describe the more visible physical objects in the central Solano County community that provide ties with our past. It includes buildings and features within the boundaries of the Fairfield-Suisun and Travis unified school districts which were in evidence prior to 1941. Archeological areas and sites were also researched and archeological sensitivity area maps are included in this part.

In general, the survey describes a rich store of historic and cultural resources which, taken individually, are worthy of continued preservation efforts by the community, and, taken collectively, help to define areas described in Part 3 of the Plan which require special protective regulations.

More specifically, the survey is directed to:

1. Providing information and data which the Cultural Heritage Commission may refer to in preparing an official preservation list that will be subject to local regulation;
2. Establishing a listing of significant items that can be nominated for designation in State or Federal landmark preservation programs;
3. Providing data and information needed to recommend local preservation areas and zones;
4. Compiling information to be used during Cultural Heritage Commission review of development plans in the study area.

In the following pages, the survey methodology is explained, including the criteria used to evaluate the survey findings. Sections describing local architectural styles and a glossary of architectural terms are included to aid the reader. In addition, the relationship between the survey and the preservation list that will be made by the Cultural Heritage Commission is explained.

The survey results which follow represent the recommendation of the consultant and do not constitute the official list that the Commission will use to regulate the preservation of buildings and features. The official list that will be compiled at a later time, however, is expected to draw heavily on the survey recommendations.

It should be noted that most properties sur-

veyed are privately owned and the general public should seek the owner's permission before entering onto such property.

Methodology

The Survey

Before the field survey began, existing materials compiled on the history and development of the area were reviewed by the survey team. Once this background was established, the survey was accomplished by driving and walking through the survey area. The two-person team, including an urban/architectural historian, photographed and filled out survey cards on significant buildings. The region was surveyed by areas due to the varied and vast nature of the land involved. Outside the cities, 7½ minute USGS quadrangle maps were used to locate potential survey sites, including some in Suisun Marsh which were only accessible by boat.

In the field survey, each building which met preliminary criteria was identified, evaluated, and photographed. Cards were filled out for 390 structures, 199 of which are listed in the evaluated inventory section of this part of the Plan.

The 191 structures which did not place on the evaluated inventory list appear in a secondary list filed with the Commission and titled "Worthy of Mention". The citing of such secondary structures helps to further define the historic preservation areas and special use districts, as outlined in Part 3 of the Plan, and will also be useful to the Cultural Heritage Commission in reviewing proposed development plans and in compiling an historic preservation list.

Criteria

Structures were included in the survey if they met criteria adapted to this area from guidelines of the National Trust for Historic Preservation and other surveys in California and across the country. Local recommendations for criteria in *The Way It Was*, an historic preservation program published by the City of Fairfield in 1975, were also considered. In general, the survey sought to recognize buildings which were constructed prior to 1941 and which are significant by virtue of architectural quality, environmental importance, and historical and cultural significance. The specific criteria are discussed under *Evaluation* below.

Survey Cards

A complete set of cards assessing each of the 390 structures or features surveyed according to the above criteria is on file with the Cultural Heritage

Commission. The survey cards were adapted to the local project from a selection of forms used in other surveys around the country. Architectural information was gathered in the field and an evaluative analysis was conducted at a later time.

Historical Information

Historic research involving County Assessor's records and chain-of-title searches was not undertaken for the survey. However, members of the Cultural Heritage Commission convened with local historians to provide information on buildings surveyed, and many building owners returned fact sheets sent to them. Since this information basically came from secondary sources, it is for the most part incomplete and undocumented. Therefore, the sources of dates of construction and other historical data are noted on the cards whenever possible. The historical information was left in separate files for further work. Hopefully, at some time in the future it can be pursued as an on-going research project by the Commission. The evaluation of all buildings should remain subject to revision as more information surfaces.

Evaluation

Field evaluation was made in view of the initial criteria noted above. Historical/cultural significance was evaluated after historical information had been received and reviewed. Physical condition was noted in the field as additional information, but it did not contribute to the evaluation. Specifically, the criteria for the evaluation of each structure or feature was determined as follows:

1. Architectural Significance

Exceptional: Buildings of national or pre-eminent local importance such as meritorious works of noted architects, outstanding examples of an architectural style, unusual structures exhibiting superb design qualities and buildings which illustrate stylistic development of architecture in the United States.

Excellent: Important examples of architectural styles that retain a high degree of design integrity.

Good: Representative examples of architectural styles exhibiting a moderate amount of design

integrity.

Fair: Buildings which are not, of themselves, distinguished works of architecture, but those which contribute to the character of a neighborhood or potential preservation area in scale, materials, proportion and other visual ways.

Poor: Buildings with little or no design integrity and those which may even detract from the character of their visual environment.

2. Environmental Significance

Exceptional: Buildings which give major definition to a neighborhood by virtue of their design or siting, or which retain distinctive landscaping or other features representative of an earlier time. A structure with a carriage house, garden and fenced grounds would be an example.

Major: A structure or place that helps to give definition to an important grouping, or buildings in that grouping if they are important contributors.

Contributing: Structures or places that contribute to the over-all character of an area or form compatible, but not major, components of groupings.

Non-contributing: Land use, style or visual character inappropriate.

3. Desecration of Original Design

None or little: Buildings with no exterior modifications, or such minor compatible ones that the appearance of the building is entirely in its original character.

Moderate: Buildings with bad signs, exterior fire escapes or other superficial modifications that are inappropriate but not irreversible.

Considerable: Extensive or permanent changes to the original design. Inappropriate additions, extensive removal of architectural details and resurfacing of wooden facades in stucco are examples.

4. Historical/Cultural Significance

Exceptional: The highest evaluation reserved for structures or places of national, pre-eminent local or state importance.

Major: Reported association with persons or events of local and/or statewide significance, and/or with major development patterns of

the area.

Moderate: Reported association with minor development patterns, and persons or events of some local importance or influence. A person who is active in the community, such as a high ranking Mason.

Minor: Buildings of no established association with noted persons or events. Also, buildings for which little or no historical information was received in time for the evaluation.

5. Physical Condition

Good, or Minor Repairs: The building appears to be sound and in need of no more serious maintenance than painting. This evaluation is made apart from questions of design integrity so that a remodeled house is rated good if it is in good physical, as opposed to aesthetic, condition.

Major Repairs: Rotting wood may be visible, the roof may need reshingling or a sagging porch may need replacement.

Dilapidated: Serious structural problems are evident from the outside.

Evaluation Advisors

Following the field survey and the evaluation of the historical information compiled, two "outside" evaluators reviewed the survey cards in order to provide additional independent commentary. They were Randolph Delehanty, a Bay Area urban and architectural historian and consultant on northern California architecture, and Richard Hastings, an archeological consultant for projects in California. Many of the comments of the evaluators were incorporated in the final survey results.

Ratings

The evaluated inventory list of structures surveyed contains 199 entries divided into three categories:

Exceptional: Buildings of "exceptional" architectural significance and those with a very high combined rating.

Excellent: Buildings of "excellent" architectural significance and those with a combined rating that is moderately high.

Good: Buildings of "good" architectural significance and those with above average combined ratings.

All surveyed structures with ratings which fell below these were placed on the secondary list of 191 entries mentioned above which are "Worthy of Mention". These structures met the initial criteria for the field survey but did not qualify for inclusion on the evaluated inventory list.

RELATIONSHIP BETWEEN THE EVALUATED SURVEY AND THE CULTURAL HERITAGE COMMISSION'S PROPOSED HISTORIC PRESERVATION LIST

As explained above, the Survey of Buildings and Features was undertaken to record existing resources and to provide a basis for establishment of an official preservation list to be administered by the Cultural Heritage Commission. Some buildings which may be too deteriorated to preserve are still important to document for historical purposes. For other buildings, such as the many barns and other functioning agricultural or industrial structures in rural areas, it may not always be practical or even desirable to preserve them. However, it is important to have records of these buildings. While the Cultural Heritage Commission will review alterations proposed for urban houses listed by the Commission, it may not be feasible to have the same regulation over working farm buildings unless those buildings are of surpassing architectural or historical significance. The best examples of functioning and historically significant rural agricultural buildings should nevertheless be placed on the preservation list, possibly within a special review category that requires more flexible regulation.

Specifically, it is recommended that the buildings and features designated in the above survey be included in the preservation list to be administered by the Cultural Heritage Commission as follows:

Fairfield: All Exceptional and Excellent buildings and features should be included on the official list of landmarks, with exceptions considered on a case-by-case basis. Good buildings should also be considered for inclusion on a case-by-case basis.

Suisun City: Same as above, with the addition of an historic district ordinance which will alleviate the need for a landmarks ordinance for preservation purposes. Landmark status will still be important in recognizing individually significant buildings.

Cordelia: All Excellent buildings and features should be made landmarks, and Good buildings should be considered on a case-by-case basis. Successful establishment of an historic district here under a local ordinance or by designation in the National Register or both, will be more important in protecting the character of Cordelia than designation of individual landmarks.

Collinsville: Given the available historical information, there appear to be no candidates for a landmarks list in Collinsville, itself, although the Montezuma Adobe, a short distance away, would unquestionably qualify. As mentioned briefly in Part 3 of this report, a kind of historic district which has been called a "controlled ruin" might be considered along Collinsville Road.

County: In the remainder of the county area, all Exceptional buildings and all Excellent residential and institutional buildings (such as churches and schools) should be made landmarks. Excellent barns and other agricultural and industrial structures should be considered on a case-by-case basis.

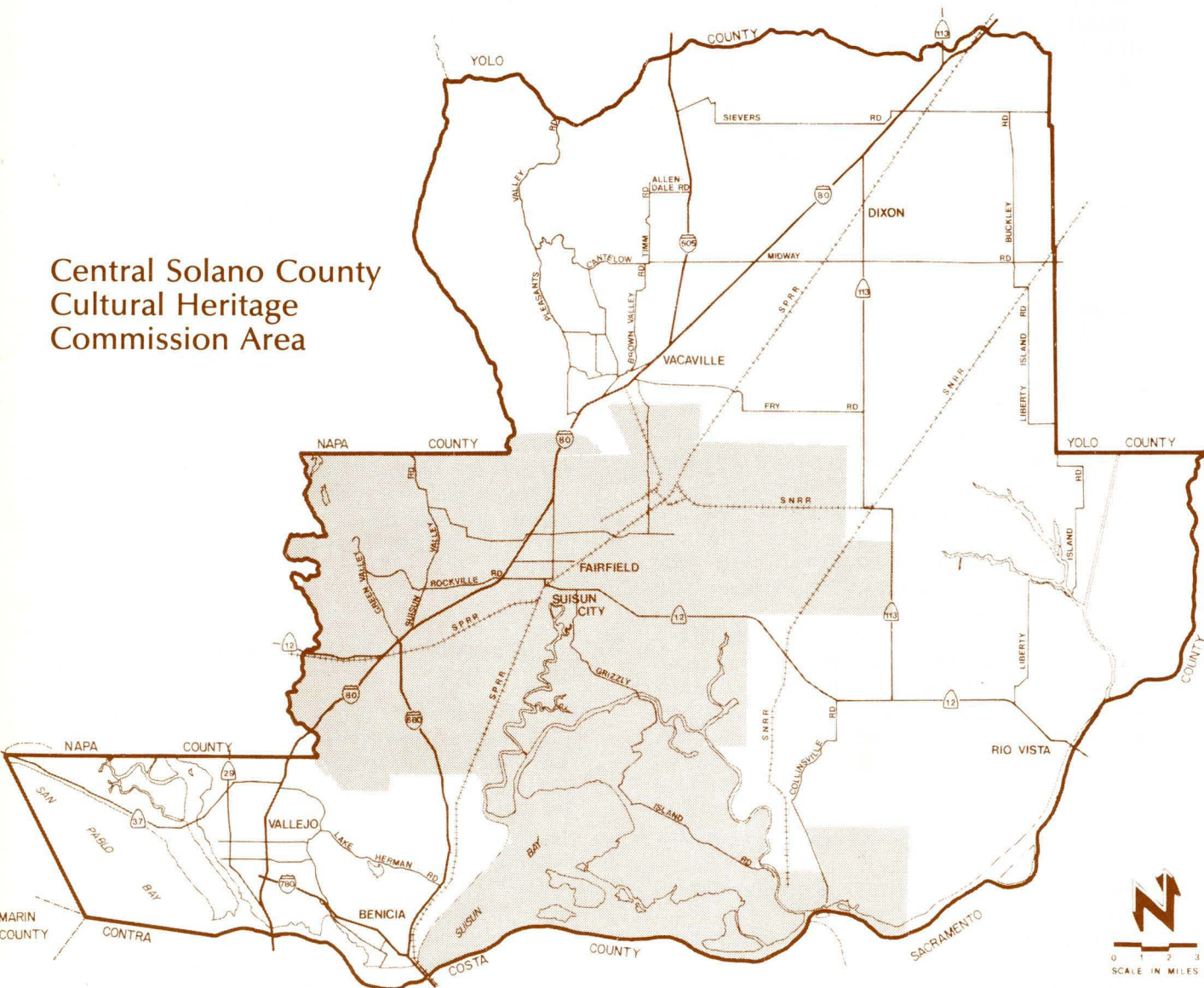
As an ongoing activity, the Commission should update the preservation list to include buildings and features not listed on this evaluated inventory. It is recommended that it does so on the basis of the criteria above or similar criteria which reflect community values and interests.

BUILDING AND FEATURES SURVEY AND INVENTORY

In the following pages, the Survey of Buildings and Features has been inventoried by local city, town and County areas.

Only one structure in the study area, the Hasting Adobe near Collinsville, is currently listed in the National Register of Historic Places. The consultant, however, has designated 49 other buildings, features or districts in the inventory that should be considered for nomination to the National Register. These are noted below with an asterisk (*) placed after the rating. In addition, one archeological site Cal Sol 25, is eligible for National Register listing, as noted in Part 3.

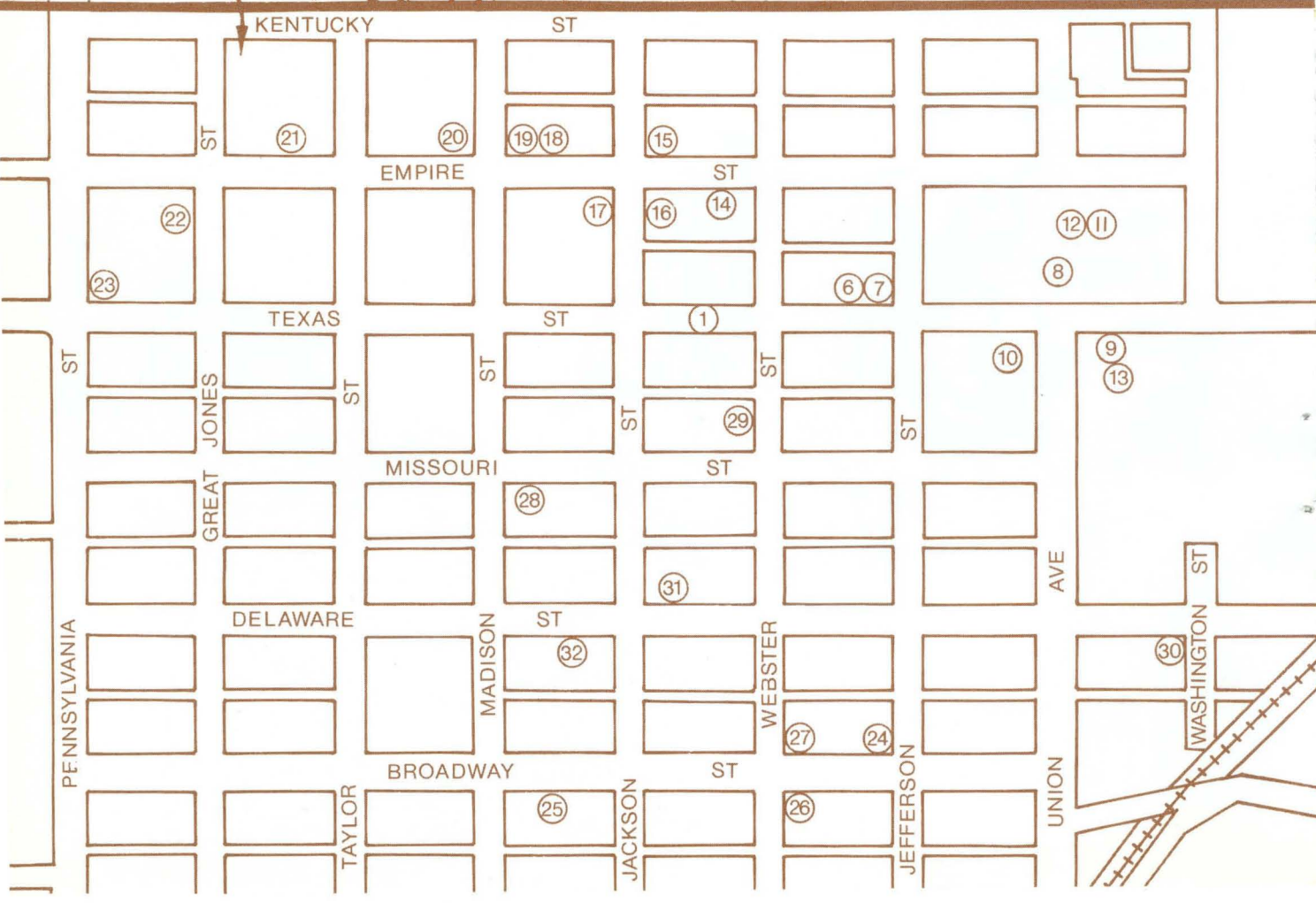
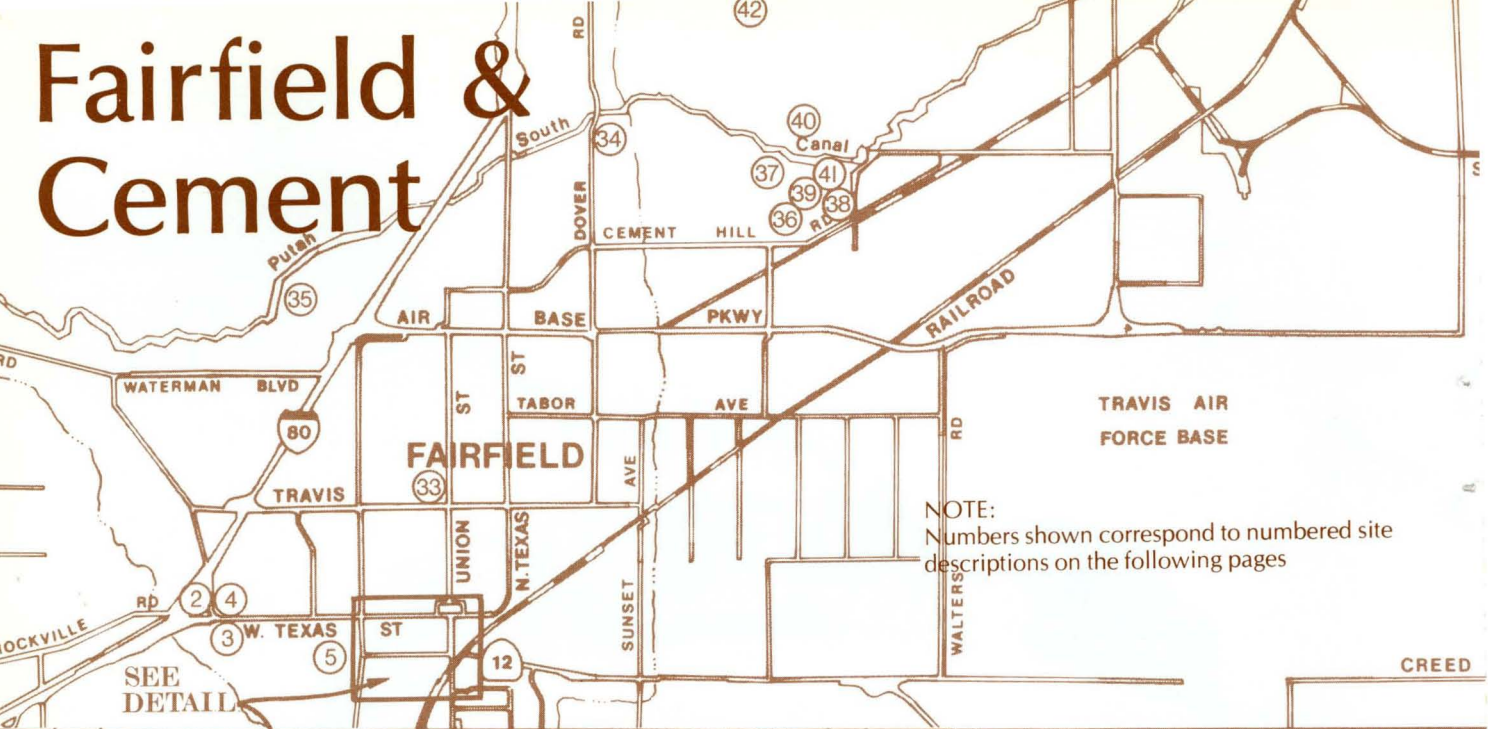
Central Solano County Cultural Heritage Commission Area



FAIRFIELD
COUNTY SEAT SOLANO COUNTY



Fairfield & Cement



Fairfield

The original City of Fairfield was predominantly a residential neighborhood with tree-lined streets and modest single-family cottages from the late 19th and early 20th centuries. Its most distinctive remaining architectural types are the very simple "salt boxes" of the earliest settlers, sparsely decorated Victorian era cottages, and square cottages from around the turn of the century. Later types include bungalows and a group of "Tudor Revival" houses of the 1920's. Fairfield has traditionally been a working man's town, and, despite some changes of scale in the form of post-World War II apartment buildings, it still reflects much of the late 19th century feeling it possessed originally. The principal commercial street is Texas Street. This characteristic example of a small town main street prospered during the days when it was the main highway between San Francisco and Sacramento. Since World War II, Fairfield has grown tremendously. The center of activity shifted away from the original town as new housing was built to the north and west and as North Texas Street developed as a commercial strip.

800 block of Texas Street 1
"Fairfield" sign
Ca. 1925, *estimated*

An arresting sign, "Fairfield, County Seat Solano County," frames Texas Street in the heart of downtown Fairfield. Such gateway signs of metal and neon decorate many communities throughout California and are symbols of the period.

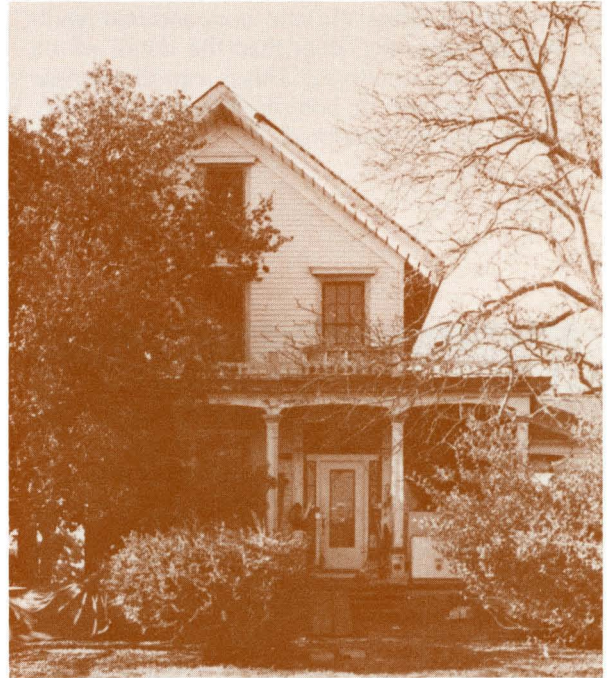
Excellent.*

800 block of Beck Avenue 2
Ca. 1855

According to the present owner, this house was built by Captain Boynton. From the early 1900's to the 1950's, it was the home of the Charles A. Gein family, and both the house and the garden were a show place for all who drove by. Despite signs of age, the house, set back on its large site, is still very

fine. The gable roofed structure combines elements of Greek and Gothic Revival architecture. The windows have projecting lintels. The Greek Revival doorway has a transom and sidelights. The wrap-around porch appears like a jeweled necklace on this understated house. It is delicately treated with shallow-pointed arches, paneled posts and a sawn deck railing above.

Exceptional.*



Texas Street 3
Cadenasso Wines
1926 — house, Ca. 1920 — winery

This vineyard and winery are in striking visual contrast to the adjacent freeway and to Texas Street. A small operation with a residential bungalow in front and a large concrete block winery behind, it is still a family business. There is a personal feeling about the place which has a vegetable garden positioned between the house and the winery. Actually, this winery is outside the Fairfield city limits.

Good.

2100 Texas Street 4
Solano County Outpatient Clinic
1920

The old County Hospital, designed by C.E. Perry, Jr., is a handsome assembly of white stucco buildings and red-tiled roofs set strikingly against a vast park setting of lawns and trees. The long main building is Spanish in feeling but classical in plan. It has a symmetrical composition with a two-storied central pavilion, gabled wings and one-story and end pavilions. It is the massing rather than the detail which creates the principal interest. This is a good example of civic architecture; its contribution to the County is visual as well as functional.

Excellent.



Water Works Lane 5
Fairfield Water Works Tower
Ca. 1920-1940

A classic example of a characteristically American 20th century small town landmark, the water tower. These utilitarian structures represented the arrival of modern engineering technology in small towns, and at the same time a phase in municipal development that required a social, economic and political commitment to the future. In a practical sense, a water tower meant that a steady water supply was assured and that industry could expand and people could build houses. Not least of all, because the water tower is the largest and most prominent object in small towns all across America, it is a landmark from the highway and a traditional object for vandalism by high school students.

Excellent.
726-30 Texas Street 6
Ca. 1920

This Neo-classical Revival building was originally the First National Bank of Fairfield. It has a projecting metal cornice and polychrome brickwork. Composite pilasters with terra cotta capitals separate the second story windows. The storefronts have effaced the original ground floor design although a marble base remains. This is one of the few buildings on Texas Street which is not new or completely "modernized".

720 Texas Street 7
Ca. 1910

A two-story commercial box with hip roof and angled bay. Originally sheathed in shiplap, the front facade has been stuccoed and the storefronts have been modernized. In the 1920's and 1930's the building served as a restaurant for the Fairfield Hotel, established and managed by John and Emma Scholl. The simplicity of this building is typical of Texas Street as it originally developed.

Good.



Texas Street at Union Avenue 8
Solano County Courthouse
1911

This majestic civic building is a true landmark situated prominently at the end of palm-lined Union Avenue. The building, designed by architects E.C. Hemmings & W.A. Jones in the Neo-classical Revival style, has a granite facade, a broad granite stairway and interior marble paneling and stairs. The symmetrical composition features a central entrance with three doorways, a long Doric colonnade with narrow end pavilions and a simple entablature. Elaborate iron lamps on pedestals flank the staircase. The lawn with its central statue completes the grand site.

Excellent.*

Texas Street at Union Avenue 9
Armijo High School Auditorium
Ca. 1920

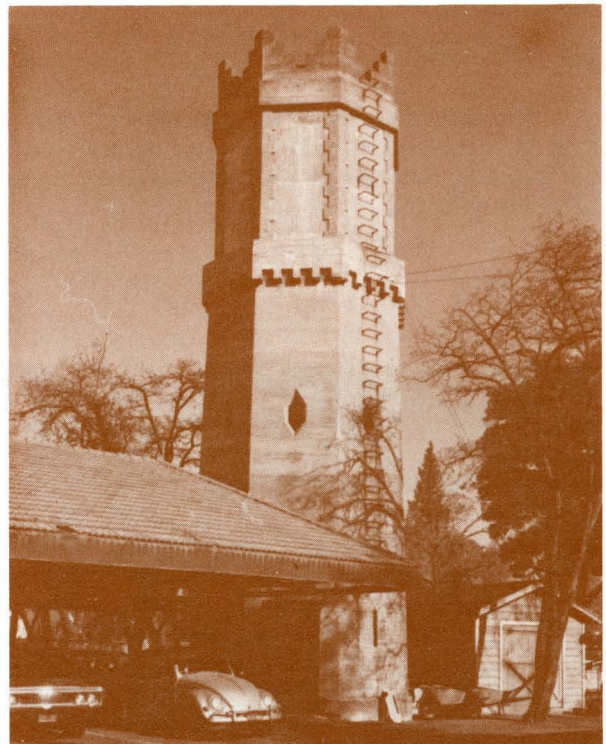
A two-story Spanish Colonial Revival auditorium with modest Renaissance detailing. A low-pitched, red-tiled hip roof covers the hall, the rear stage wing and the one-story entrance wing. Classical pilasters and a simple entablature are imprinted into the reinforced concrete. Once the site of the community's major cultural and theatrical activities, the auditorium has been boarded up for the last six years.

Excellent.

Union Avenue and Texas Street 10
Solano County Free Library and
County Building
1931

This Spanish Colonial Revival style building completes the impressive intersection where the Courthouse and the Hall of Justice are located. The L-shaped building was designed by W.E. Coffman. It has red tile gable-roofed wings, and a shed-roofed porch leads to the library entry at the junction of the wings. Ornamentation includes tile work, pierced grills and a plaster relief surrounding the building entrance. A dignified bronze statue of Chief Solano, by sculptor William Gordon Huff, was added in 1934. It graces a carefully landscaped site which includes a lawn, flower gardens, shrubs, eucalyptus and evergreen trees. The building is now vacant, hopefully a new use can be found for it.

Excellent.



Texas Street, *behind the County Jail* 11
Water Tower
 Ca. 1925

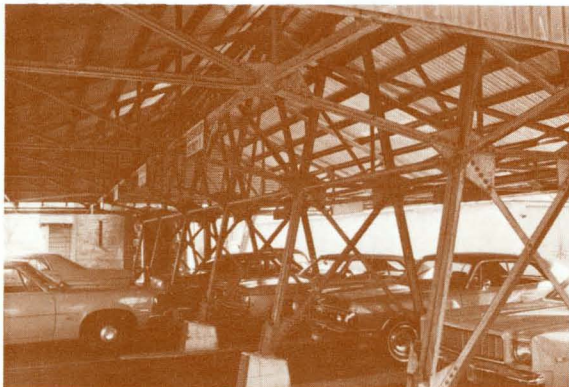
A very unusual reinforced concrete Gothic Revival water tower. The tapering, polygonal tower has a crenelated parapet crowning the cornice. The string course detail suggests machicolation which in its original manifestation in medieval Europe was a projection from which missiles, molten lead and hot oil could be dropped on marauders below. This rusticated rendition of Gothic terror and adventure seems aptly located behind the County Jail. Compare this tower to the modern steel Fairfield Water Works.

Exceptional.*

Behind County Jail 12
Parking Shed
 Ca. 1915-1930

An interestingly engineered parking shed with a light steel angled frame cantilevered out from central supports. The hip roof is corrugated metal laid in overlapping strips.

Excellent.



Union Avenue at Texas Street 13
Solano County Hall of Justice
 Ca. 1925

A Neo-classical Revival building that was built at Armijo High School. The symmetrical composition has a central columned portico and slightly projecting end pavilions. Details include a rusticated base and a projecting cornice which has dentils and brackets over the entrance. A 1970 remodeling has added a sprayed concrete finish, anodized aluminum windows and screens, and a modern south wing. The palms of Union Street are the building's best landscaping feature.

Excellent.

825 Empire Street 14
 Ca. 1925

A U-shaped house whose window treatment and half-timbering in the steeply-pitched gable roof make it a Tudor Revival Cottage. The garden is well landscaped and the walled entrance patio is ornamented with urns and French doors.

Good.

844 Empire Street 15
 Early 1900's — perhaps Ca. 1919

An example of a simple box where slightly decorative forms occur in the steeply-pitched gable roof. The house steps in from the top as it moves from the top gable, past a diamond bay in a recessed plane, to a deep-set porch. The asbestos siding may originally have been dark wood shingles. David Weir secured Luther Burbank to plant trees which are still in existence in the front and side yards.

Good.



744 Jackson
1926

16

The Freitas house, designed by Louis Nielsen, is a large bungalow with Tudor Revival features. Mr. and Mrs. John E. Freitas came to Fairfield in the mid-1870's from the Azores. This appealing house combines the charm of the half-timbered English cottage with forms of the California bungalow. The pruned formal shrubbery and careful planting heighten its dollhouse character. The property is still the residence of the original owner's daughter who is 86 and a native of Fairfield.

Good.

745 Jackson Street
Ca. 1915

17

The treatment of the flaring gable tops and eaves lends a Japanese air to the bungalow. The multiple gables all have exposed rafters. A wrap-around glass sunporch contains small panes in the upper sash and a brick string course. The house was originally located on the Sheldon ranch, Chadbourne Lane, in the Sacramento Northern Railroad right of way, and was moved to its present location about 1933.

Good.

928 Empire Street
Ca. 1900

18

A 1½-story, wood frame building with a raised basement. The hip roof has cross-gabled wings which are shingled. Porches have been inserted in the angles and contain stickwork railings. The building appears to bear the same address as the church next door.

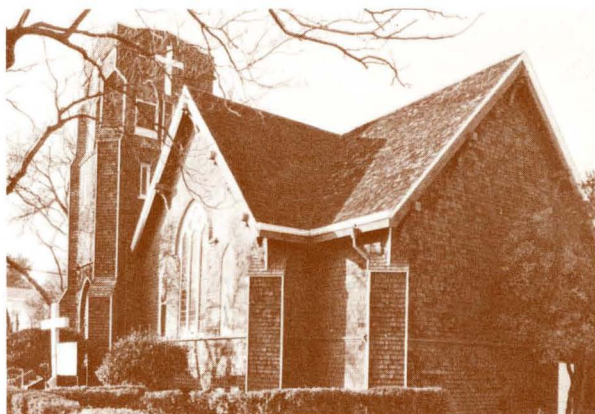
Good.

928 Empire
Church of Good
1893, remodeled 1917

19

A California version of the Gothic Revival with brown shingles, originally built for the Methodist Church. It was remodeled in 1917. It has a multiple-gabled roof with overhanging eaves and curved brackets. The main entrance is located in the polygonal corner tower. There are lancet shaped, stained glass windows, and this Gothic arch form is repeated in ventilators in the tower. The corner buttresses are shingled. A one-story wing is located behind the church. Pruned hedges and tree-lined streets compliment this prominent corner building.

Excellent.





1010 Empire
Goosen Mansion
1905-1910

20

One of the outstanding examples of residential architecture in Fairfield, the Goosen Mansion is a beautifully detailed Colonial Revival house set in a large and appropriately formal yard. The most notable feature of the house is its giant pedimented portico with ionic columns. The house itself, has a hip roof with broad overhanging eaves and paneled soffits, giant ionic corner pilasters and a delicately handled, Adamesque doorway. The house originally had a copper roof which was replaced in the 1950's because of leakage. The original architects were McCullum, McDougal and Cameron.

Exceptional.*

1120 Empire Street
Ca. 1905

21

This residence is unusual in both its massing and detail. Irregularly shaped and placed gables occur on the hip roof: an arched gable, a gabled bay with cut-away eaves, and a main gable sheathed in unusual patterned shingles. The main gable is punctuated by a diamond window with cross bars. The ground floor has a bay window, curved glass corner window and a half porch with bulging posts.

Good.

729 Great Jones Street
Ca. 1880-90

22

This simple one-story house has a forward wing addition which has given it an L-plan. The long porch on the main wing is flanked with shrubbery. The side yards are very carefully planted with ferns and other lush vegetation. In many ways, this unpretentious house and its excellent landscaping typified the California dream to 19th century immigrants to the state. John Huck, an early Fairfield mayor, built this house. One of his sons was also a mayor. His daughter still lives here.

Good.

1250 Texas Street
Daily Republic
Ca. 1940

23

This streamlined Moderne building houses the *Daily Republic*. A reinforced concrete building with blue glass and a symmetrical facade, it has a vertical emphasis derived from prominent piers which are stepped up at the center. The recessed entrance is flanked by curving glass brick sidelights, and the "Republic" marquee completes the doorway detail. The second story windows are industrial sash. The lower windows are topped with a band of transoms. The building represents a successful effort to use industrial building methods and materials in a stylish manner.

Excellent



702 Broadway Street 24
Ca. 1900

A rather simple, gable roofed, L-plan house which is distinctive because of the 1½ story square tower which pierces through the "L" at the angle. Sawn brackets, a stick balustrade and spindle work in the screen door all help to ornament the porch. With its tower, the house is nominally in the Queen Anne style.

Good.

927 Broadway Street 25
Ca. 1910

A simply detailed, shingled box in a carpenter's version of the Shingle Style. The steeply-pitched gable roof, with shed dormers, overhangs the front angled bay and recessed entranceway. Flash glass decorates the upper sashes. The chimney of this house was damaged by the Port Chicago blast in the mid-1960's.

Good.



747 Broadway 26
Ca. 1913

A good example of a simple house type, the square cottage, which is found all over the county, but most commonly in Fairfield. Features of the square cottage are a hip roof and full or partial front

porch under the main roof. The earliest examples of the type, dating from the 1890's, were sometimes simply ornamented in late Victorian details. The majority of them, built between 1900 and 1915, contained no decoration or only a slight suggestion of the Colonial Revival. This example is the best in a prominent row on Broadway which is greatly enhanced by the tree-lined street. This house was built by Nicholas Garben and his father-in-law, Claus Frederick Siebe. It was owned by the Garben family until 1973. Reportedly, many of the cottages on this block and in the vicinity were originally built as company-town housing on Cement Hill. The buildings were moved when the cement factory closed.

Good.

748 Broadway 27
Old Post Office
Ca. 1880

The old post office was originally located on the ground of the present courthouse. It is now empty and in need of some care. The shoe box shaped building has a false front detailed with a bracketed cornice and a paneled frieze. Below that is the shed roof of a full porch which may be an addition. The sawn porch brackets are original, the basket-weave railing is an alteration. The window trim includes bracketed lintels and incised panels.

Excellent.*





935 Missouri Street 28
Ca. 1880

This simple well-maintained cottage is typical of many of the earliest houses in Fairfield and Suism City. The simplicity of these houses befitted the circumstances of many of the early residents of the area. As the population prospered, some of these houses were replaced by larger and more stylish ones. Others were remodeled and additions made. This house was built on Texas Street, relocated on Madison Street and moved again in the 1940's to its present location.

Good.

607 Webster 29
1908

An ordinary two-story square house in form with carefully crafted details including crisply modeled bay windows, a diamond window on the porch, and a fine stained glass window in the second story. The house was built by a Mr. Silverstein around an existing kitchen structure that was previously moved to the site.

Good.

501 Delaware Street 30
Ca. 1880

The asymmetry of the stepped false front of this vernacular structure is a result of a side addition. The faded "Blacksmithing" sign painted on the parapet is a reminder of the days when Oscar Craven used to conduct business here. The building is presently used by the school district as a bus barn.

Good.

836 R Delaware 31
Ca. 1905

Originally this building was a shoe repair shop on the 900 block of Texas Street. When the downtown was "modernized" in the 1950's, this quaint little building with a Western false front was moved to the alley behind 836 Delaware and turned into a home.

Good.





925 Delaware
Ca. 1895

32

A common late Victorian cottage with Stick-Eastlake details. The form combines a hip-roofed square and a projecting gabled angled bay. It probably had a porch at one time. The very lacy gable decoration distinguishes this otherwise typical cottage.

Good.

Union Avenue
Fairfield-Suisun Cemetery
Mid 1800's

33

Probably the oldest cemetery in the Fairfield-Suisun City area, containing many fine old markers and the graves of many of the area's most important citizens.

Excellent.

2091 Dover Avenue
Ca. 1880

34

A simple vernacular building with a gable roof that once served as the Dover Country School. It is now used as a residence. The building was moved from its original site on Dover Road at the edge of Paradise Valley in the 1950's.

Good.

Waterman Boulevard
Waterman House
Ca. 1885

35

If Robert H. Waterman returned to Fairfield today, he would be hard pressed to recognize either the city he founded or the house he built. This grand house has Second Empire features such as a bellcast mansard roof, however it has been greatly altered and expanded over the years. The changes obscure the harmony of the original design, but it is still an imposing landmark. This building is listed on the State Inventory of Historical Resources.

Excellent.*



Cement

The Pacific Portland Cement Company built a factory and company town on Cement Hill in 1902. Today, apart from a couple of working ranch buildings, only the empty shells of several of the most prominent structures remain as dramatic ruins against the hillside. The old Cement townsite is now a part of a working ranch, and the structures there do not appear to be threatened. Cement could be eligible for National Register designation as an historic district.

Cement Hill Road P.G. & E. Building Ca. 1905 - 1920

36

This handsome reinforced concrete structure is said to have been built by P.G. & E. for the town of Cement. It is a simple building whose impressive qualities derive from the straightforward use of its building material. The results display a textured surface from horizontal form boards, deep set windows and a color that comes from the locally produced concrete. Because of this color, the building has a sense of belonging to its place. The building was apparently enlarged to the east at one point.

Excellent.



Cement Hill Road Loading Tunnel Ca. 1905 - 1920

37

This massive reinforced concrete tunnel is large enough to have accommodated railroad cars. It is built in a "Y" shape, and is set partially below ground. Crushed rock was brought down the mountain in trams and dumped through holes in the roof to train cars in the tunnel.

Excellent.

Cement Hill Road Silos Ca. 1920

38

Of all the original concrete structures in Cement, this large cluster of silos is one of only two which are still in use. The other is a large barn. A 19th century redwood barn on the property suggests that a ranch was here before the production of cement began; and the presence of concrete agricultural buildings indicates that the ranch was operated all along. This unusually large group of concrete silos was probably used for grain storage.

Excellent.

Cement Hill Road 39
Concrete Barn
Ca. 1915

A reinforced concrete barn with a metal roof and ridge ventilators. The concrete walls are articulated with piers and there are stepped and buttressed parapets at the gable ends. Like the silos, this concrete structure is still in use.

Good.

Cement Hill Road 40
Hotel Ruins
Ca. 1905

Only the brick chimney and a few low concrete walls are left of the large hotel which once accommodated the company town of Cement. The town is thought to have had a population of 400 to 500 at one point, mostly men, and the hotel was a center of entertainment.

Good.

Cement Hill Road 41
Cement Plant
Ca. 1905 - 1915

The ruins of the main cement producing plant are picturesque but crumbling and overgrown today. All that is left are long concrete foundation walls pierced by huge concrete pipes. These are surmounted by red brick piers with round openings which may have been parts of furnaces.

Good.



Cement Hill Road 42
Rock Crusher
Ca. 1905 - 1920

The most visible of the remains of the town of Cement is this dramatic group of towers. They were once the base of a huge rock crusher and can be seen from the freeway north of Fairfield. Each of the several towers tapers in from a wide base, then opens at the top into a cradle where a wooden superstructure once housed mechanical equipment. Ore was brought from nearby mines over steel rails that ran on concrete trestles to the rock crusher. Crushed ore was then taken down the hill for further processing. The sculpted, reinforced concrete forms of the towers are an early utilitarian example of the kind of concrete work that was done later for intentionally aesthetic purposes.

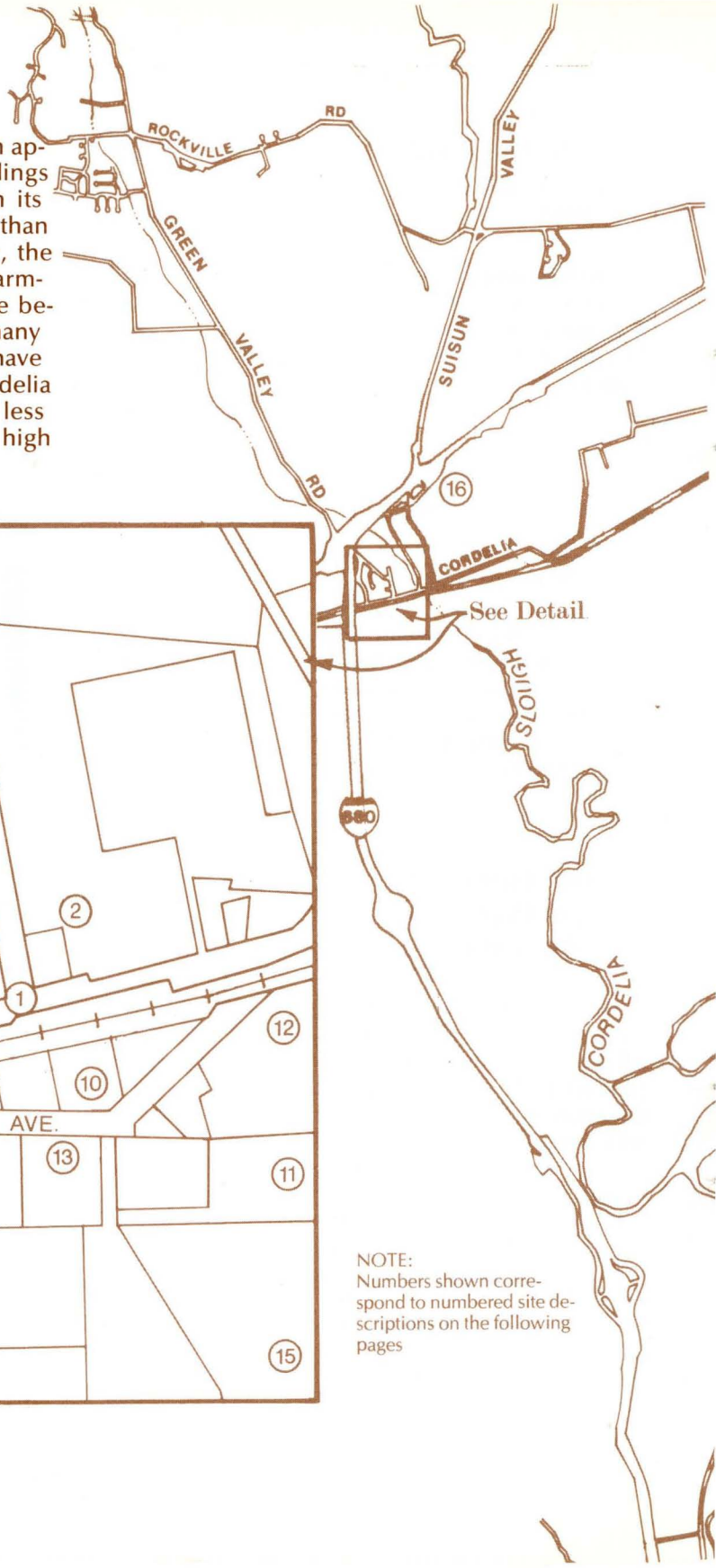
Excellent.

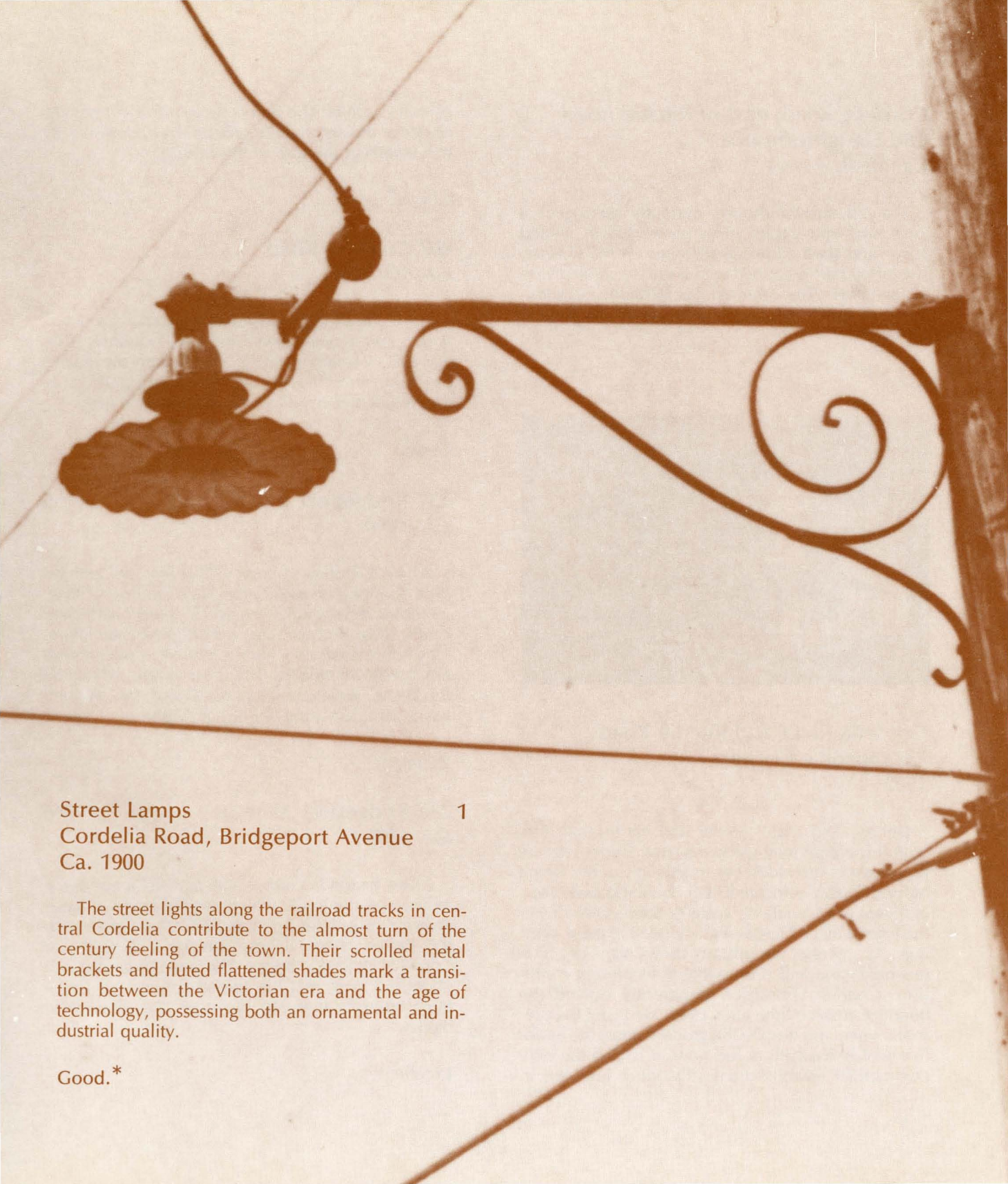
Cordelia

Cordelia is a highly unusual settlement which appears more as an aggregation of farm buildings along a railroad than a small town. Although its commercial center once encompassed more than the single building called Thompson's Corner, the town has always consisted in large part of farmhouses with outbuildings and fields or pasture behind. While this was the manner in which many 19th century communities began, very few have survived in this condition. The houses of Cordelia are basically a mixture of simple and more or less decorated square cottages, some displaying a high degree of individuality.



NOTE:
Numbers shown correspond to numbered site descriptions on the following pages





Street Lamps
Cordelia Road, Bridgeport Avenue
Ca. 1900

1

The street lights along the railroad tracks in central Cordelia contribute to the almost turn of the century feeling of the town. Their scrolled metal brackets and fluted flattened shades mark a transition between the Victorian era and the age of technology, possessing both an ornamental and industrial quality.

Good.*

Cordelia Road, east of Ritchie Road 2
Old Slaughterhouse
 Ca. 1890, or earlier

The old slaughterhouse, currently serving as a junk yard and garage. The composite of gabled boxes and shed additions marches up the hillside. The tallest part is capped with a square, gabled ventilator tower. The informal composition is prominent and appealing, sited slightly above the level of the town.

Good.*



Cordelia Road and Ritchie Road 3
Thompson's Corner
 1902

Henry "Old Man" Studer and his brother, Jim, built this community gathering spot. Studer was the proprietor of the oldest bar in Solano County which he presumably relocated here. Dancing and entertainment were available upstairs. Some subscribe to the legend that a brothel was included in these offerings. At any rate, the upstairs shows signs of previous hard wear and is unusable in its present condition. Charles Thompson apparently owned the building at some time after 1940. He is not the present owner, and despite the grocery signs, the establishment is basically a bar now. It is also the only commercial establishment still doing business in

central Cordelia. The simple design of this important center of the community reflects the circumstances of Cordelia at the turn of the century.

Good.*

262 Cordelia Road 4
 Ca. 1900-05

This cube-shaped house has a hip roof and a full porch, and a water tower and barn out back. This was a Dunker family house. The Dunkers owned the Cordelia slaughterhouse, the meat market, a dance-hall and bar and over 300 acres of land.

Good.

237 Bridgeport Avenue 5
 Ca. 1890

A late Victorian cottage with a hip roof and gabled dormer. The detailing is Stick-Eastlake in style, including a very unusual porch screen with delicately sawn brackets under an arched entablature. This house anchors a row of attractive, picturesque houses on Bridgeport. The Saha family, who built this house, were not ranchers although the property has a barn. Mr. Saha was a handyman.

Excellent.

238 Bridgeport Avenue 6
 Ca. 1895

A late Victorian cottage with a picket fence and a redwood water tower which, together with its landscaping, constitutes a picture-perfect turn of the century house. Harvey Elliot, who had a winery near Cordelia, built this house. The wrap-around porch under the main roof has turned columns and sunburst brackets that cap the posts like flowers in bloom.

Excellent.

241 Bridgeport Avenue 7
1916

This very late-dated Queen Anne is the focal point of the very attractive row of houses on Bridgeport. It has clapboard siding on the ground floor and shingles above. The hip roof is enlivened with gables and dormers and a corner turret capping a polygonal tower. The wrap-around porch has a deck above with a latticework railing. Trim shrubbery and a pair of tall palms frame the structure. There is a barn to the rear. This was the home of John Dunker whose family owned the local slaughterhouse and butcher shop.

Excellent.

244 Bridgeport Avenue 8
1897

This is a very common form for a late Victorian cottage. It has a basic plan of a one-story hipped box with a projecting gabled bay and a half porch. The hipped dormer here is a more individualized feature. Stick-Eastlake details include incised gable brackets and a stickwork railing. Like most of the Bridgeport houses, the landscaping enhances the site and there are outbuildings on the property. Henry Dunker was the original owner of the house. Before 1900 he had a hardware store and blacksmith shop at the entrance to Bridgeport Avenue.

Good.

245 Bridgeport Avenue 9
Ca. 1895

A late Victorian cottage with a symmetrical composition. This house is essentially a hip-roofed box with two projecting gabled bays. It is part of the row of turn of the century houses on Bridgeport. It belonged to the Shinkle family. Mr. Shinkle was a meat cutter at the local butcher shop.

Good.

248 Bridgeport 10
Ca. 1880

The Dunker family once owned this simple house built in the form of a salt box. It has a gable roof and a full shed porch. Alterations include the concrete block porch foundation, the wrought iron railing and the aluminum windows.

Good.

Bridgeport Avenue, near eastern 11
intersection with Cordelia Road
Ca. 1890, *estimated*

This property at the edge of Cordelia includes a simple turn of the century farmhouse and a fine redwood barn. The barn consists of a central gable with shed wings on three sides including an open shed facing the house. Loft posts and a projecting ridge line at each gable are prominent features.

Good.

Bridgeport Avenue 12
Ca. 1890, *estimated*

The old livery stable for the Hall Hotel, now used as a barn. The high-pitched gable roof is skirted by sheds on three sides. All the roof surfaces are weathered corrugated metal, a compliment to the natural wood siding.

Good.

Bridgeport Avenue and 13
Red Rock Road
1897

A very simple stone building with a gable roof and the date carved above the door. It was probably used for storage, perhaps as a granary. There is board and batten siding in the gables. The surrounding pasture completes the bucolic composition.

Good.*

Ritchie Road
Old Schoolhouse
Ca. 1850

14

This schoolhouse is a simplified carpenter's version of the Greek Revival style, with an unusual "X" brace Stick-style porch screen from the 1880's. Distinctive features of the original building are the pedimented windows and doors, and the symmetrical composition of the gable end with a low central entrance flanked by high windows. The simple form of the building and the classical restraint of its stylistic details contrasts with the playful character of the porch screen. The effect is as if a later generation with a more relaxed approach to education made the schoolhouse more cheerful with its new porch.

Excellent.*



Red Rock Road
Ca. 1895

15

This typical agricultural complex with its unpretentious farmhouse, water tower, barns and outbuildings demonstrates the special character of Cordelia which is not so much a small town as an aggregate of farmhouses and outbuildings. This self-sufficient farm group at the end of Red Rock Road is only slightly removed from the town, and is similar to other groups along Bridgeport Road. The property was originally a dairy farm.

Good.



333 Pittman Road
Ca. 1880

16

The Mayhood house. John Benjamin Mayhood reportedly came to Cordelia in 1877. He became a rancher and a very prosperous man. The house is a two-story box with a hip roof and elements of Eastlake and Italianate design. There is a simple but elegant flat-topped entrance portico with decorative brackets and balustrades. The one-story side wing and shutters are added. A tall palm seems to mark the property as an old substantial country estate. Technically, this house is within the Fairfield city limits.

Good.

Ritchie Road below
Thompson Court
Ca. 1915

17

A very simple square cottage with a hip roof that encloses a corner sun porch. A distinctive corrugated metal water tower and a garage complete the complex which has a side yard with shrubbery.

Good.

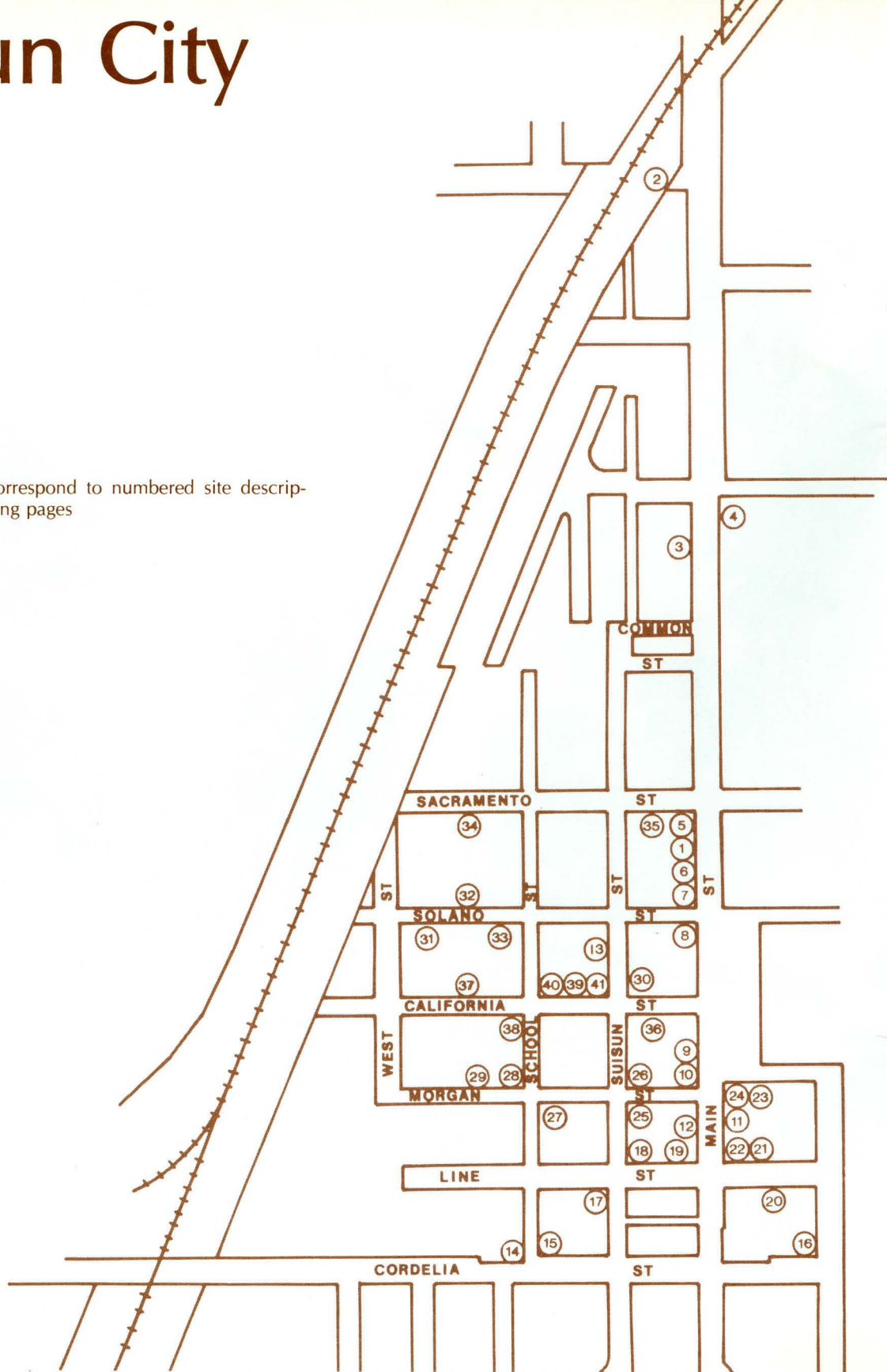
Suisun City



Suisun City

NOTE:

Numbers shown correspond to numbered site descriptions on the following pages



While it is now one of the fastest growing cities in California, the old established part of Suisun City is remarkably free of recent intrusions. The town developed on a confined grid with narrow streets of varying widths which opened up for a plaza on Main Street and an island in Commons Street. Altogether, the layout of the city is highly distinctive and is largely responsible for the special character of the place. The architecture of Suisun City was always more imposing than neighboring Fairfield, reflecting its relative prominence in the 19th and early 20th centuries. Buildings in Suisun include good examples of most of the major styles of the period from Gothic Revival through Italianate, Eastlake, Queen Anne and Colonial Revival, to Shingle Style, Craftsman and Bungalows. In addition, there are the same modest working class houses which are found in Fairfield. The last period of prosperity in the older part of Suisun City was in the 1930's when a majority of the houses were remodeled or resurfaced in asbestos shingles or stucco. Despite these alterations, the fabric of the original city center is intact, and most of its altered buildings could be restored. Commercial Main Street is largely under-used or vacant although it consists of a fine row of brick buildings which, with proper care, might once again serve as the heart of Suisun City.

607 Main Street
Ca. 1876

1

This handsome brick Victorian Gothic commercial structure once housed the original office of the Bank of Suisun. Founded in 1876 by R. D. Robbins, a Suisun Valley pioneer, it was the first locally-based bank established in the area. The building has since been used as a repair shop and woodshop. The symmetrical facade is topped with a "gable" flanked by a stepped parapet with brick piers. Cast iron columns are located on either side of the storefront door. Despite its small size, the building stands out prominently in a group of similar structures on Main Street.

Exceptional.*



Main Street/Union Avenue
Suisun-Fairfield Railroad Station
Ca. 1910

2

The Suisun-Fairfield Railroad Station is a one-story wood frame structure with modest Colonial Revival elements. It is situated at the end of a row of railroad buildings which includes housing and garages. The station, itself, has a hip roof with overhanging eaves and exposed rafters. The walls are sheathed with narrow horizontal, board and batten type siding. The exterior passenger waiting area has an overhanging roof supported by a classical colonnade, while the interior waiting area is punctuated by a bay window. In 1870, Suisun City was connected with New York City through the Transcontinental Railroad. The present station was built to replace an older depot and is now used only for freight transport.

Excellent.*

411 Main Street
Ca. 1915

3

This commercial structure is a simple rectangular box with a Mission Revival facade. A bracketed pent roof and square corner piers are covered in red tiles. There is decorative tile inlay under the pent roof and in the parapet.

Good.



400 Main Street
Ca. 1920

4

Industrial vernacular in form, this building dates from the early days of gas stations and mechanics' garages. The gas station is a simple metal square with a glass front, topped by two large industrial lighting fixtures. The garage, now an auto service center, is located at the rear of the site, angled to the street. The square gas station, itself, was probably pre-fabricated and sent in pieces to the site.

Good.

S.W. Corner of Main Street and
Sacramento Street
Ca. 1925

5

This Mediterranean style building is typical of small town banks built all over California in the 1920's. Relief panels in the frieze and high arched windows are its most notable features.

Good.

615-19 Main Street
Ca. 1912

6

Originally the Annex Hotel and Whitby Drug Store, this false front structure contains unusual Secessionist details in the brick and tile work. The ground floor storefronts have transoms, some en-

closed. The second story facade is symmetrical with single and paired brick-arched windows. The roof line is accentuated by a stepped parapet and Secessionist detailing.

Good.

623 Main Street
Lodge No. 55, Free and Accepted
Masons
Ca. 1888

7

This exceptional two-story Gothic Revival building is said to be one of the few Masonic lodges in Northern California built expressly for use as a lodge. The ground floor is a cast iron storefront with a series of decorative pilasters. The meeting hall is housed above on the second floor. The large lancet windows, containing Masonic symbols in their stained glass, are framed by raised brick lancet arches, as is the central arched panel. The three central arches — two lancet windows flanking the lancet brick panel — are enclosed by a relieving arch. The granite keystones are detailed with Masonic symbols. The linking of Gothic and Masonic symbolism is typical of the building type.

Exceptional.*



701-03 Main Street
Ca. 1918 - 1920

8

This simple one-story brick structure first housed the First National Bank. The building cleanly wraps around the corner of the block and within the curving corner is a recessed entrance. Other noteworthy features include the Neo-classical details, brick framed square windows, and the decorative metal cornice.

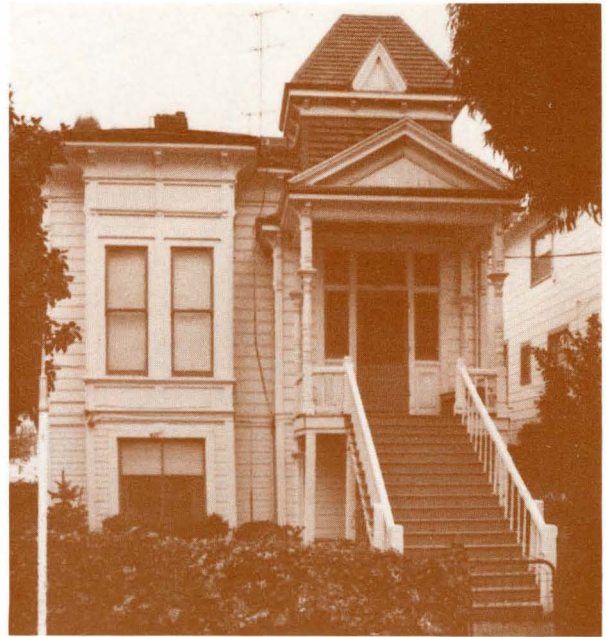
Excellent.

815-19 Main Street
Ca. 1905

9

This building modestly combines two architectural styles, Greek Revival and Craftsman. In its form and mass it is Greek Revival, a rectangular block with a second story porch, a third story gallery and a low-pitched gable roof which is treated as a pediment. The building's Craftsman qualities are in the detailing such as the round arched entrance ways in the first floor. The stairs leading to the second floor are flanked by stepped stair walls which are decorated with urns. Originally the Koch house, the structure was converted to apartments in the 1920's.

Good.



821-23 Main Street
Ca. 1885

10

A typical example of a Delta type Stick-Eastlake square box with a two-story square bay where all the decorative elaboration has gone into the entrance porch. The second story pedimented porch is topped with a shingled tower. The tower is further ornamented with a small sunburst gable.

Excellent.

908 Main Street
1902

11

This building was constructed for Mr. and Mrs. Augustine Trainor shortly after their marriage. The house has elements of Shingle Style architecture in the form, the lattice-mullioned windows and the bracketed overhanging gable top. However, something about its small size and delicate details makes it look "quaint", recalling an earlier European country cottage.

Good.



901 Main Street
First Church of Christ, Scientist
1867, Remodeled Ca. 1890

12

This prominent church at the corner of Morgan and Main Streets was originally built as an Episcopal church in 1867 in the Gothic Revival style. It was remodeled, probably around 1890, with new shingled siding. The high-pointed corner steeple with its bands of patterned shingles is a landmark in the town. Remains of the original Gothic Revival style are seen in the ventilators and windows with trefoil arches.

Excellent.

703-07 Suisun Street
Ca. 1905

13

Large trees and an informal garden design contribute to the period quality of this two-story shingled house. The house has a hip roof with overhanging eaves, a recessed corner entrance and a bracketed, classically detailed balcony. The original owner, Mr. Dinkelspiel, was the first insurance man in Suisun City.

Good.

220 School Street
Ca. 1865 – estimated

14

This delightful little Gothic Revival residence derives much of its appeal from the addition of a square bay and porch several years after the house was constructed. The roof is cross-gabled with a louvered lancet ventiator in the streetside gable. The square bay is set next to the flat-topped front porch which has a paneled frieze. The front door is decorated with flash glass.

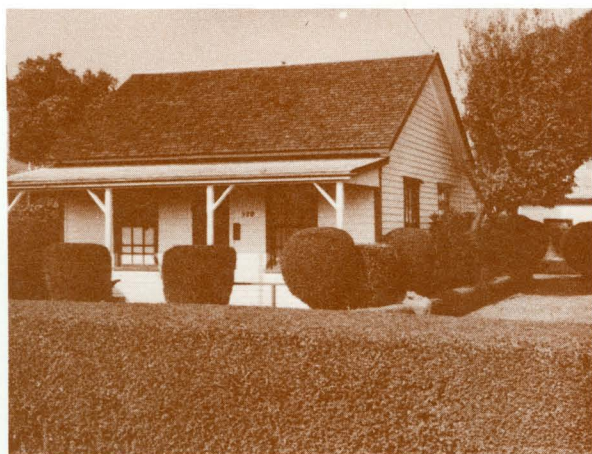
Excellent.



1012 School Street 15
Ca. 1875

A simple L-plan house with a steeply-pitched gable roof representing, in a minor way, the transition between Gothic Revival and Italianate. The angled bay on the front facade and square bay on the side are the characteristic elements which represent this stylistic transition. Its corner location serves as the end to a row of similar houses on Cordelia Street.

Good.



520 Cordelia Street 16
Ca. 1900

A small simple vernacular house which is set off by beautiful pruned hedges and shrubbery, this salt box has a full porch in front, porch posts with diagonal brackets and 6/6 sash.

Good.

315 Line Street 17
Ca. 1880

This large square residence, originally a blend of Stick and Italianate styles, has been insensitively altered with the enclosure of the second floor porch.

Fine details, including the bracketed eaves, scroll-work railings on the porch and deck and diagonal porch brackets suggest the high quality of the original design. Mature palm trees in the ample but unkept grounds further hint at the original elegance of the place. The house may have been the Catholic rectory at one time.

Good.

400 and 404 Line Street 18
Ca. 1880

A pair of Victorian cottages with square plans, projecting square bays and half porches. Although both have asbestos siding and are missing details such as original porch railings, these are handsome buildings. The pair's position near the corner of Suisun Street enhances their visual contribution to the streetscape.

Good.

420 Line Street 19
Ca. 1870, *Remodeled 1925*

This Colonial Revival residence originally faced Main Street. Its focal point is the pedimented entrance portico with a fanlight over the front door. A tapering chimney now replaces a side bay window and shutters have been added.

Good.

511 Line Street 20
Ca. 1866

Thought to be designed by the architect/builder Thomas G. Whitby, this structure is a simple building typical of the first American dwellings in Suisun City. The same simple gable roof form with a front porch and rear additions was a common building type in the early 1900's.

Good.



504 Line Street
Ca. 1870

21

A simple box which has been decorated with Italianate elements. Characteristic details are the low hip roof with bracketed eaves, the angled bay, the flat-topped pair of windows and the bracketed hood over the entrance. The composition is one of balanced symmetry, discounting the unorthodox horizontal casement windows under the eaves.

Good.

500 Line Street
Ca. 1865

22



John Bird, the original owner of this residence, settled in Solano County in 1865 and founded a shipping business at Bird's Landing. It is therefore possible that a portion of the present residence may date back to 1865 although it has since been obscured by later additions. A well executed design in mass and form with diagonally bracketed, steeply-pitched, cross-gabled roof and two-story angled bay. Tucked into the side is a small gabled, corner entrance pavilion. The Main Street facade has a small bracketed bay window with diamond pattern in the sash and cross bar brackets in the gable tops. Beside its architectural importance, the corner location and large specimen tree make this house environmentally significant to the neighborhood.

Excellent.



511 Morgan Street
Ca. 1890

23

This cottage, with its modest Eastlake details, is of the Delta type, a style named for a particular house form found in the Sacramento River Delta area. Characteristically, the building has an outside stairway leading to the raised main floor which serves as a protection against floods. The gable roof and entrance porch are the main forces for ornamentation. The shingled gable contains very fine scrollwork and a central spindled decoration. Spindles are also contained within the brackets located in the recessed corner entrance porch. Flash glass appears in the transom over the front door.

Good.



501 Morgan Street
Ca. 1885

24

A fine example of the Delta type Stick-Eastlake although not quite as architecturally flamboyant as 821-23 Main Street. The Delta type came into existence for flood protection and is characterized by exterior stairs leading up to a raised main floor. The house has a bracketed hip roof with vertical siding under the eaves. The profuse application of ornamental detail occurs on the two-story square bays and on the porch. The bays are terminated with projecting pediments decorated with carved sunbursts, pendants and finials. Stickwork balustrades and pierced brackets ornament the porch.

Excellent.



401 Morgan Street
Ca. 1900

25

A large house with a cross-gambrel roof and unusual windows including a diamond bay and a flat-topped dormer. The house is nominally Colonial Revival although its elements are more freely handled than most buildings in the style. The asbestos siding is a later addition.

Good.



400 and 406 Morgan Street
Ca. 1880

26

This fine pair of similarly planned but individually decorated houses is enclosed by a low concrete retaining wall with a handsome iron fence. Each house is essentially an L-plan with a steeply-pitched gable roof and dormers. There are stickwork brackets in the gables and scrollwork brackets under overhanging eaves. The house at the corner has a cross-gabled porch roof which extends across the front of the house. The house at 406 Morgan, which is a more successful design, has a square bay and porch. The pair are an unusual example of the Victorian Gothic style.

Excellent.



301 Morgan Street
Ca. 1869

27

According to the present owner, this was originally the Rush house. It is a classic two-story Italianate which has recently been restored, and its refined presence is matched by a dowel fence and beautiful gardening. Features include a low-pitched hip roof with overhanging eaves, a two-story angled bay and a flat-topped entrance portico. There are simply but elegantly detailed molded cornices on the bay and under the eaves.

Exceptional.*

224 Morgan Street
Ca. 1900

28

This building is more firmly implanted in the Colonial Revival style than the similar structure at 401 Morgan Street. Its main gambrel in the cross-gambrel roof extends the full breadth of the house, and each gambrel terminates in a shingled gable. Delicate classical columns and Colonial Revival de-

tail ornament the deck above the enclosed full porch.

Good.

216 Morgan Street
Ca. 1865

29

This simple box with cross-gable roof is enhanced by the vertically proportioned, double-hung windows with molded pediments. A porch located directly under the central gable is of the same width. The house is designed in a carpenter's version of the Gothic Revival.

Good.



710 Suisun Street at California
Suisun City Offices and Fire Department
Ca. 1905

30

A highly unusual example of the Mission Revival style with a shingled exterior. The stucco ground floor and enclosed tower arches are later alterations. The composition of the principal facade on California Street is also unusual with its stepped and curvilinear parapet set off-center between a corner post and hip-roofed tower. The building occupies a prominent corner location on a residential street.

Excellent.*



205 Solano Street 31
Ca. 1900

An excellent example of the stylistic transition between Queen Anne and Shingle styles. The steeply-pitched gable roof is bracketed and sheathed in fish scale shingles. Within the main gable is a projecting bracketed triangle and a horizontal band of double-hung windows with patterned upper sash. Angled bays punctuate the second story. The curving ground floor porch is ornamented by a simple paired column entrance with a swag frieze.

Excellent.

214 Solano Street 32
Ca. 1905

A simple rectangular house embellished with a steeply-pitched central gable and a corner tower with witch's cap.

Good.

221 Solano Street 33
Ca. 1855 - 1890

A very fine example of the Gothic Revival style in wood, comparable to the stone Barbour House and

Stonedene near Rockville. Despite its resurfacing in asbestos, the character of the house is still evident in the steeply-pitched central gable with a fine decorative bargeboard, in the full porch and in the vertically proportioned windows and doors. The house may have been built in the late 19th century, long after the Gothic Revival was over in most places.

Excellent.*

215 Sacramento Street 34
Ca. 1905

Sheathed in shingles, this simple residence has a cross-gambrel roof with the top gable section overhanging the lower roof portion. Other unadorned forms include a ground floor angled bay and corner sun-porch.

Good.

407 Sacramento Street 35
Ca. 1880

A plain square box with hip roof, elaborated by two gabled square bays of the Stick-Eastlake variety. The end result is a symmetrical composition. Arched bargeboards with buttons and sunbursts decorate the gables over the bays. Ornamental brackets and a paneled frieze are under the eaves.

Excellent.



407 California Street 36
Ca. 1865

This simple L-plan house is somewhat hidden by the large shrubs in the front yard. An angled bay is located under the steeply-pitched gable roof. A Greek Revival doorway with transom and sidelights is located on the half porch.

Good.

212 California Street 37
Ca. 1900

The massing of the steeply-pitched gable roof forms and the size and juxtaposition of the windows within the gables give this house interest. There are also shed dormers and a ground floor angled bay.

Good.

227 California Street 38
Ca. 1895

The eye-catching detail of this one-story Queen Anne cottage is the fleur-de-lis finial located on the top of the corner tower section of the otherwise hip roof. Entrance steps lead up to the partially recessed porch which contains spindles in the screen and railing. Also noteworthy are the curvilinear porch brackets.

Good.

304 California Street 39
Ca. 1900

This residence shows an interesting massing of forms with its cross-gabled and pent roofs and corner entrance porch. The house has clapboard on the first floor and shingles on the second. Unusual balusters are on the deck above the entrance porch. A mature camphor tree nicely frames the house.

Good.

300 California Street 40
Ca. 1901

This two-and-a-half-story residence, like 227 California Street, is a modest, unadorned rendition of a Queen Anne. However, it is more massive and irregular in form with its hip roof, dormers and round corner tower. The tower is topped with a witch's cap and decorative wooden finial. There is a half porch in the front and small square bays flank the chimney located on the side. The carriage house at the rear has not been remodeled.

Good.

308 California Street 41
Ca. 1915

A good example of a style not often found in Solano County, the Craftsman Chalet. The large low-pitched roof with overhanging eaves, carved brackets and gable decorations is a feature of the style which derives from the architecture of the European Alps. The horizontal panel between the windows of the second floor originally displayed a German crest for the nationality of the builder. The crest was stuccoed over during World War II. For many years this was the residence of K. I. Jones, a well-known Solano County lawyer who was also a prominent member of the local Masonic Lodge.

Excellent.



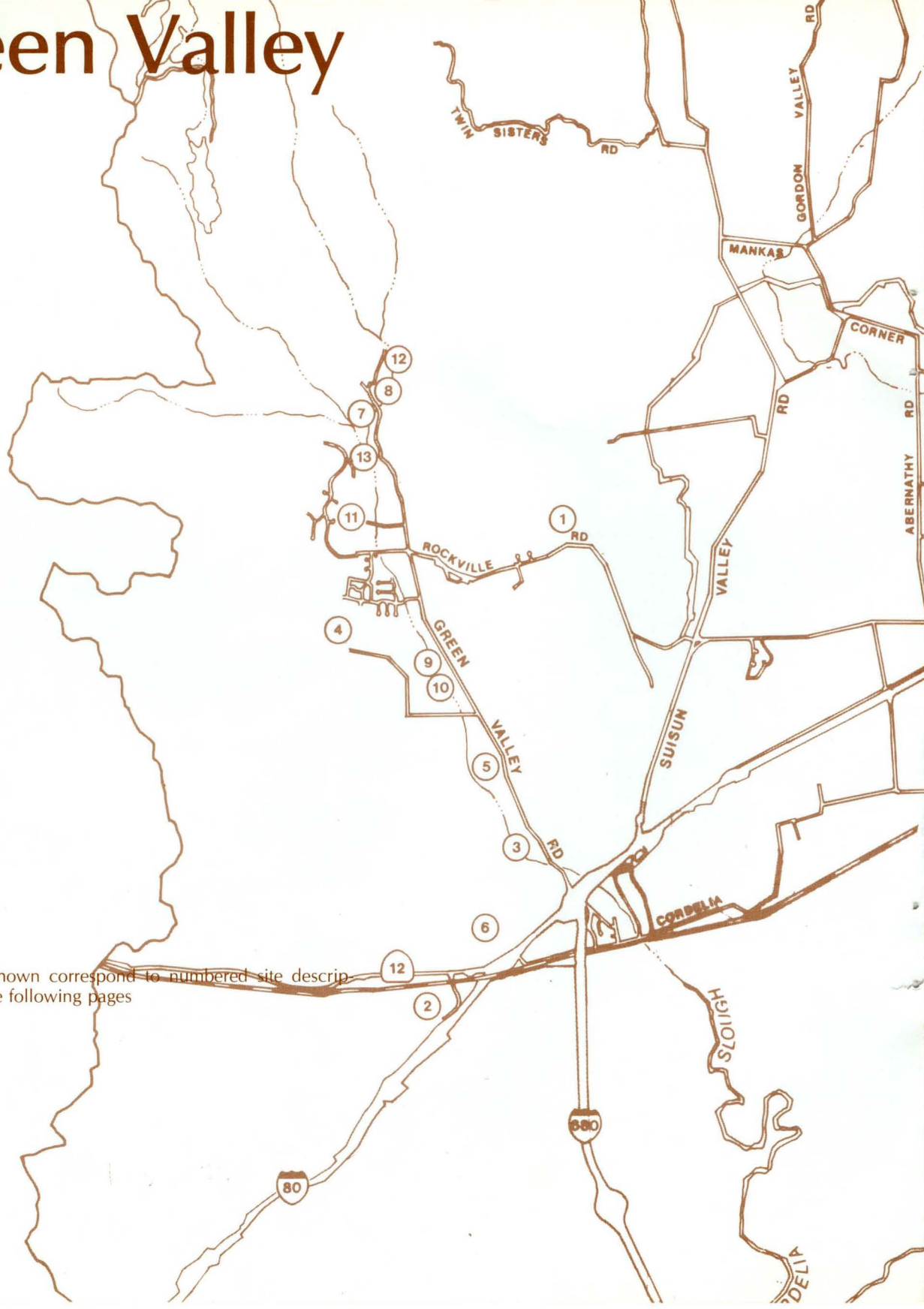
Green Valley



Green Valley

NOTE:

Numbers shown correspond to numbered site descriptions on the following pages



Long before Green Valley was freely open to settlement in 1864, it was the home of local Indian groups whose archeological traces are plentiful but largely undocumented. The finest buildings in Green Valley were all built within a short period after 1864. The distinctive building type here is stone construction, including dry laid stone walls built by Chinese. Contemporary housing developments around the Green Valley Country Club and in upper Green Valley have eroded the character of the area and destroyed some important archeological sites.



Green and Suisun Valleys 1

Stone Walls

1870's and 1880's

Many fine stone walls built by Chinese laborers in the 1870's and 1880's still cross Green and Suisun Valleys. When the Chinese were no longer needed to build the transcontinental railway, many of them came to Solano County and other agricultural areas where they provided cheap labor. These walls were largely built of field stone, laid up without mortar.

Exceptional.*

Red Top Road 2

Red Top Stables

Date Unknown

These stables with white buildings and fences have a classic rural beauty that is a welcome sight from the freeway. The attractive peacefulness of this type of landscape derives from the orderly layout of buildings and fences. The original owner of the property was the Freitas family, later Dorman Mangels owned it. The present owner built the Red Top Restaurant and the Carnation Milk distribution center. These additions respond to the technological changes that the freeway has brought to the area.

Good.

Green Valley Road 3

Ca. 1900

A classic ranch cluster that was built about 1900 by Leo Dunnell but which in style is little different from much earlier agricultural groupings in this area. The simple geometry of the main house and barn, and their relationship, is characteristic of 19th and early 20th century American vernacular buildings. The history of the group is also representative of the history of agricultural groupings all over the country. It was built as the home and source of livelihood of its owner, but as the agricultural economy changed the buildings were rented out to people whose relationship to the land was necessarily of a different nature, whether as sharecroppers, farmers and ranchers or commuters.

Excellent.

End of Mason Road 4

Ca. 1860

This small cut stone building was remodeled around 1915 when its present roof with shingled gables was added. The building itself dates from the early period of stone construction in the 1850's and 1860's in this area.

Good.

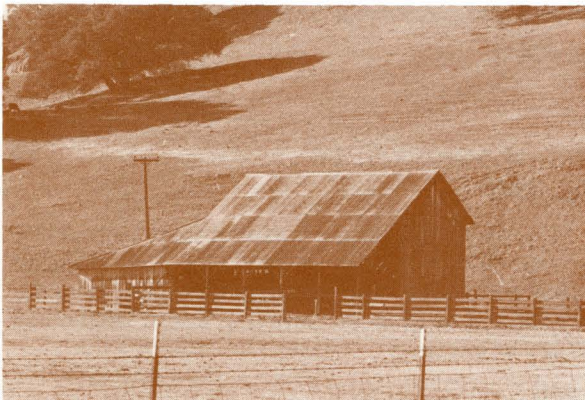


Box 211, Green Valley Road
Ramsey-Nightingale House
Ca. 1860

5

This superb stone house was built at the same time as Stonedene and the Barbour house, but it was less stylish and more sensitive to local conditions. Although it contains elements of Gothic Revival architecture, notably in the porch details, in form it is essentially a gable roofed farmhouse with a two-story veranda like many other wooden houses in the county. Together with a stone outbuilding, rear entrance gates and spacious grounds, it is the outstanding example of this common type of building in the county. The house was built by William Ramsey, an early settler in Solano County. It was later owned by the Nightingale family.

Exceptional.*



Green Valley Road
Barn
Ca. 1890

6

A small redwood barn with a main gabled section, an open shed at one side and an enclosed shed at the rear. The basic form of the local barn type with its central gabled section surrounded by combinations of open and closed sheds allows for a great number of compositional possibilities to meet a variety of functional needs.

Good.

1877 Green Valley Road
Ca. 1800

7

The appeal of this unassuming structure is in its proximity to the road and its fresh coat of paint. A simple stone-based box with gable roof and overhanging eaves in which all the ornamental attention has been focused on the windows. The window casings have been stenciled with an "Early American" floral design. The windows are 2/2 sash with flat-topped lintels. At the road is a stone wall and a large palm tree.

Good.

1880 Green Valley Road
Ca. 1900

8

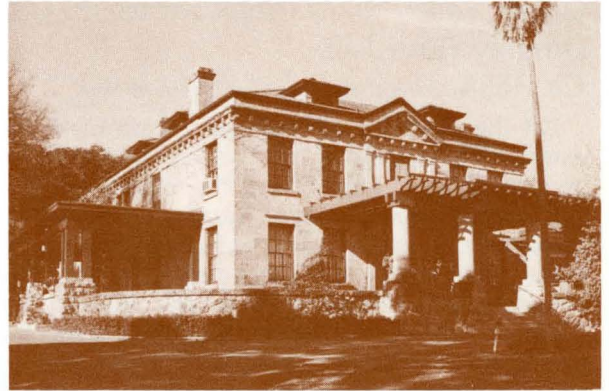
A variation on the common local building type with a central gabled section and generous porches, this house is distinguished by a curvilinear screen in the second story porch. According to the owner, sheds behind the house were part of the county's first winery. The original owner was Frank Oberti and the property still belongs to the same family. Careful attention to landscaping contributes to this serene setting.

Good.

North of 205 Green Valley Road 9
Ca. 1890

This vacant building was, reportedly, the Pierce bunkhouse. It is now on a separate parcel of land from the Pierce house next door. The simple rectangular building has a gable roof. There is an exterior stairway to the second story, and the windows have 6/6 sash.

Good.



Country Club Drive 11
Green Valley Country Club

1861, remodeled Ca. 1920

The present Green Valley Country Club has been variously described as originally an Inn on the Napa Stage Line, and as the Swift Family House and the F.S. Jones, Sr. House. Later, F.S. Jones, Jr., lived in the house and operated what was reported to be the world's largest cherry orchard around it. The building was remodeled with the addition of front and side porches around 1920. It is a simplified version of the Renaissance Revival style, and its most outstanding feature is its great size.

Exceptional.*

205 Green Valley Road 10
Vallejo/Jones House
Ca. 1832, with additions Ca. 1847 and Ca. 1890

This house was built in two major parts, the first reportedly by General Vallejo himself as a one-story adobe, and the second around 1890 by William Pierce. The addition is a wood frame example of a distinctive local building type with verandas around a central gabled house. Frederick Sidney Jones, a prominent wine maker, bought the house after arriving in Green Valley in 1868. The adobe may be the oldest house in the county.

Exceptional.*



End of Green Valley Lane 12
Ca. 1860

This building appears to be a rare example of an early ranch house. The charm of this simple house with Greek Revival influence is due, in part, to its lush setting. The building is nestled in an abundant yard framed by a fence covered with a grape vine. The details of the house include a gable roof and a full porch. There is an asymmetrical configuration of doors and windows with pedimented frames and 6/6 sash. One gable end contains a loft door. From the narrow drive and almost smothering front yard, the property opens on the uphill side to an idyllic stream and a green pasture across the water. It is definitely one of those settings that depicts the "good old days".

Excellent.*

Green Valley Road (*Adjacent to 1875*) 13 Dingley Flour Mill

Ca. 1859, *burned to stone foundation in 1867*

Off the beaten track and over a stream is the wonderful stone ruin of the Dingley Flour Mill. Reportedly, a fire in 1867 burned the mill's upper portion, which was of wood, leaving the two-story stone base. A gable roof now tops part of the remains. Local legend has it that during the Civil War a woman was caught in the wheel. Her crushed body was taken to the house (Ca. 1860) across the ravine, but she could not be saved. They say that her tortured ghost still screams on windy nights. In 1900, Louie Oberti bought the property and for many years used the old mill as a packing shed for his cherry orchard. The mill is listed on the State Inventory of Historic Resources.

Excellent.*



Suisun Valley

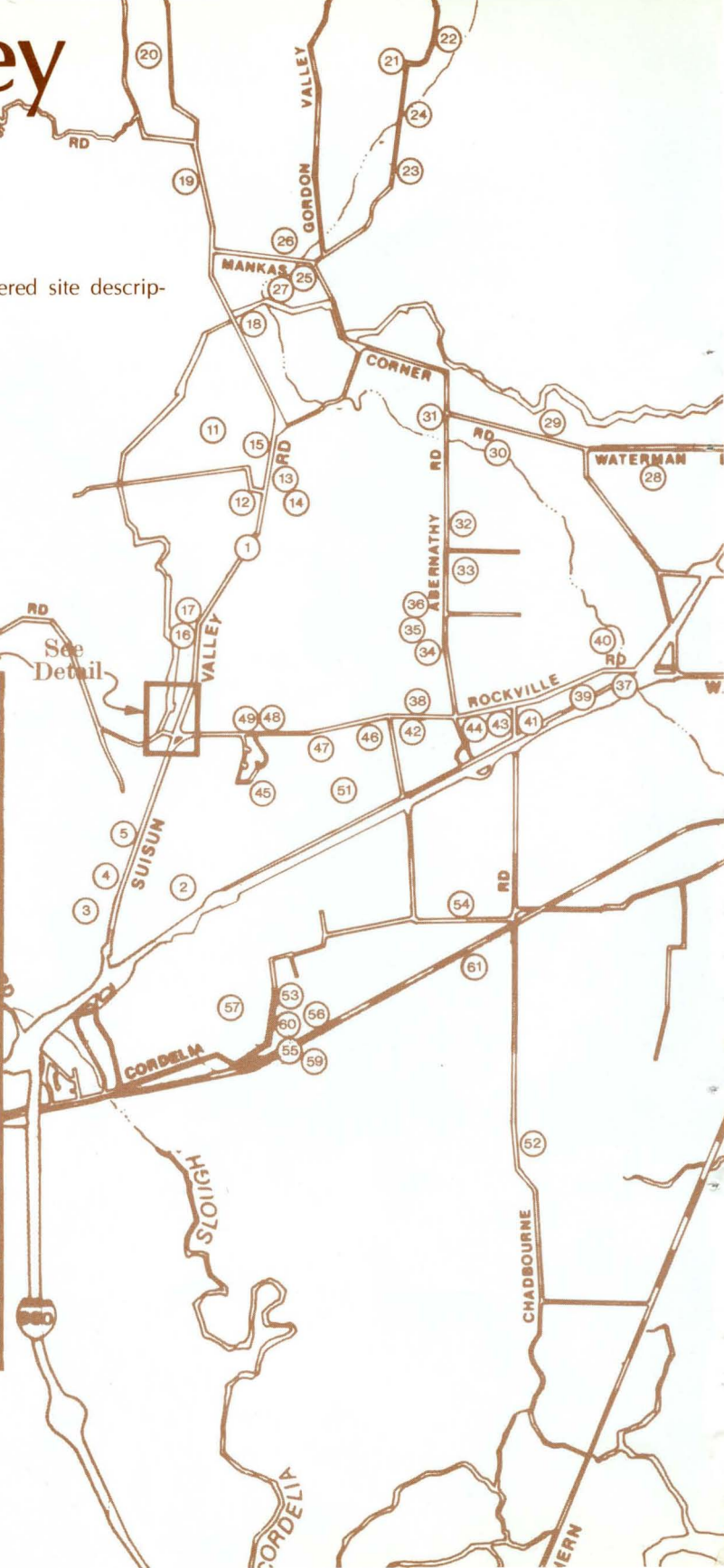
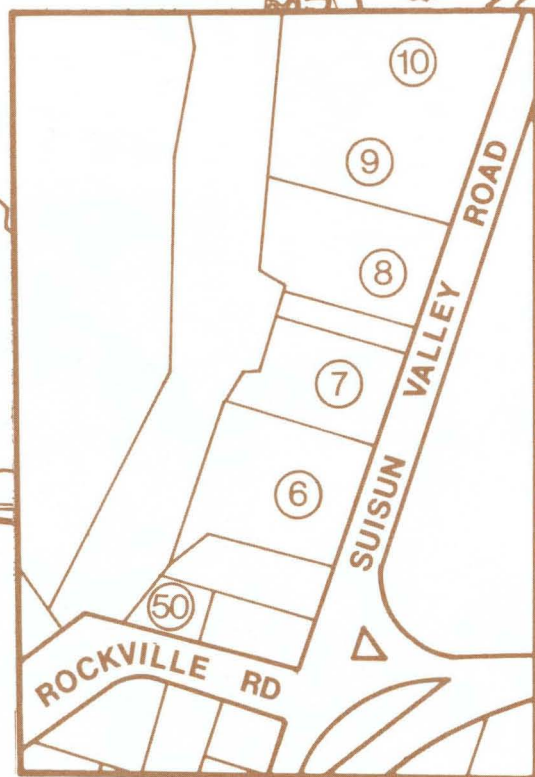


Suisun Valley

Lake
Frey

NOTE:

Numbers shown correspond to numbered site descriptions on the following pages



Like Green Valley, Suisun Valley was settled by Indians long before the arrival of the Europeans, and it is rich in archeological remains. It is presently distinguished by its very fine structures of locally quarried stone, particularly in the vicinity of the Rockville community. In the 19th century, Rockville was a distinct settlement in relation to the scattered farms elsewhere. Today, intermittent developments have destroyed those relationships and obliterated any sense of Rockville beyond the immediate vicinity of the intersection of Rockville and Suisun Valley Roads. Further north in Suisun Valley the old community of Mankas Corner, on the other hand, is still identifiable. Rockville Road itself, between Rockville and Fairfield, still maintains the interesting pattern of development that grew up there in the late 19th and early 20th centuries. Spaced at irregular intervals along the road are predominantly two-story farmhouses, some with water towers and some surrounded by orchards. Off the road and in the orchards of the area are migrant housing clusters which are of some historic importance, but rarely of architectural value.

Suisun Valley Road above
Suisun Creek 1
The Hatch Bridge
1909, S.A. Steiger, County Engineer, and C.A. Gilbertsleeve, Builder

The Hatch Bridge, so-called because A.T. Hatch owned the land on both sides of it, was one of several reinforced concrete bridges built in Solano County in the first quarter of this century. An earlier stone roadway is still visible beneath the present bridge.

Good.

292 Suisun Valley Road 2
Ca. 1925

This is a large country house in a beautiful setting with palms and well-kept shrubbery. The house has a Mediterranean feeling with its red tile roofs, composite forms and white stucco walls. The gabled wings with arched windows flank a central patio, the entrance off the patio has a plaster relief surround. The formal planting on the oval front lawn is no more studied than the informal look of pampas plumes on the approaching drive.

Good.

287 Suisun Valley Road 3
Ca. 1840, 1896

The first building in this group of varied but individually impressive structures was an adobe, reputed to be a stagecoach watering stop. Later, winery buildings, barns, including one with a high tower, residences and outbuildings were added as the property was used as a ranch and winery by Louis Mangels. The property was long known as the Solano Winery.

Exceptional.*

291 Suisun Valley Road 4
Ca. 1885

With a stone foundation and pair of gables, this diminutive vernacular building looks like something from a fairy tale. It was the Pienovi family's winery.

Excellent.



293 Suisun Valley Road 5
 "Stonedene"
 1861, restored 1926-29 by Julia Morgan

This extraordinary stone house is a textbook example of the Gothic Revival style with its three steeply pitched gables symmetrically placed on the main facade and its fine ornamental bargeboard. At the same time, the finely cut and laid stone places the building firmly within the distinctive local building tradition. The house is a larger version of a similar house below Rockville Road with a large and highly ornamental rear wing. Stonedene, as it is called, was originally built in 1861 by Sam Martin. It was restored in 1926-29 reportedly by Julia Morgan, and an enclosed porch was added at that time. The grounds are bordered by a dry stone wall, cut by German craftsmen and built by Chinese, and include a stucco carriage house.

Exceptional.*

160 Suisun Valley Road 6
 Ca. 1865

This is a typical early farmhouse with a gable roof and full porch. While the house is a common type, the country setting and mature trees make it very attractive.

Good.

Suisun Valley Road 7
 Nisei Club
 Ca. 1880

This unadorned rectangular building was originally used as the Rockville District Grammar School. It has a simple gable roof and accompanying pedimented entrance portico. The portico is attached to the structure by means of indented side wings. Along the sides of the schoolhouse is a band of 4/4 sash windows. The building is now the property of the Suisun Nisei Club and is occasionally used as a meeting hall.

Excellent.*



158 A Suisun Valley Road 8
 Ca. 1850

This cottage may have been the parsonage for the Methodist Church (Rockville Chapel). It is now referred to as the Dalstrom/Harris house and still belongs to that family. The house was redone as a "Victorian" cottage before the turn of the century. The building has a gabled main roof, gabled bay and gabled porch. Front alterations include the porch closure.

Good.

Suisun Valley Road 9
 Rockville Stone Chapel
 1856-7, restored 1940

A fine example of the distinctive local stone buildings of Green and Suisun Valleys. The entrance hoods over the pair of doors are Italianate, but the composition of the entrance facade is typical of Greek Revival churches and schoolhouses. The building was constructed by Joel Price and George Whitely, local stone masons, for the Methodist Episcopal Church South. The congregation broke away from the Northern church in 1845 as part of the national schism over slavery, and was the center of local pro-southern feeling during the Civil War. The chapel is listed on the State Historic Resources Inventory.

Exceptional.*



**Suisun Valley Road
Rockville Cemetery
from 1851** 10

The Rockville Cemetery began in 1851. The stone gateposts date from 1927 and were constructed by E. Brown of Napa. Apparently Rockville no longer had stone masons then, an ironic note. The very well maintained cemetery has family plots enclosed by low cement borders and iron fences. There are Chinese and Japanese sections at one end. The full trees and green lawns provide a very picturesque setting for the old tombstones and monuments.

Exceptional.*

**Off Morrison Lane
Ca. 1925** 11

This Spanish/Mediterranean style house was designed by Charles Perry, a Vallejo architect. It has a red tiled hip roof and an asymmetrical composition of the front facade. A shed roofed entrance portico buttresses a two-story end pavilion with a machicolated second floor and an open Palladian loggia. A circular drive and trees flank a central lawn and fountain. The house commands a view of the valley beyond.

Good.

**137-A Morrison Lane
Ca. 1915** 12

This large two-story bungalow has an unusual style for a rural house. For the most part, the greatest period of rural prosperity had already passed, land use and housing patterns had been established many years earlier. Few rural houses were being built, and these were more conservative in style than this very up-to-date bungalow.

Good.

**Suisun Valley Road
Allbright Ranch
Ca. 1880 - *estimated*** 13

The outbuildings of the Allbright Ranch are approached through the orchard. The buildings include a water tower, barns, garages and migrant workers' housing. The wooden water tower has a tapering base and polygonal top.

Good.

**Suisun Valley Road
Ca. 1860** 14

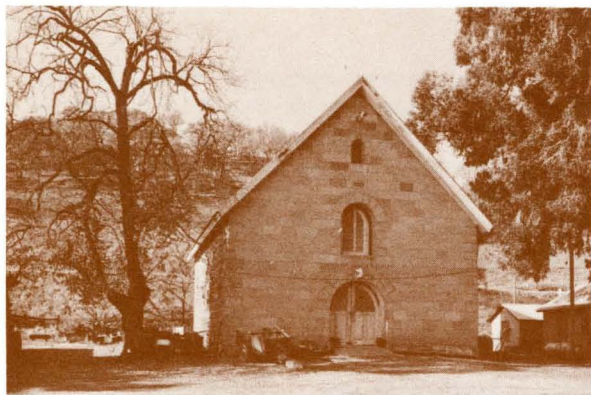
A good example of a house which has grown over the years. Originally a simple L-plan with gable roof, the structure now seems almost surrounded by shed roofed, screened-in porches. An unusual polygonal water tower still exists on the property and a wisteria covered arbor borders the yard.

Good.

**133 Suisun Valley Road
Ca. 1870** 15

This barn was probably built by the person who constructed several other painted barns in the county, each with a distinctively shaped gable vent. This barn has a steeply-pitched gable roof with a star ventilator, clerestories and shed wings. A recent fire has damaged the structure.

Good.*



4574 Suisun Valley Road 16
Baldwin Stone Barn
1865

This extremely fine stone barn is the best of a group of buildings on the old Baldwin ranch, including an impressive but deteriorating Queen Anne house. The barn is built of finely cut stone with quoins at the corners and voussoirs around three arched openings in the main facade. Each arch has a handsome wooden door with louvers, and there are diamond windows cut into the rough stone side walls. A carved horse's head over the main entrance indicates its use as a horse barn. The structure was built by J.M. Baldwin who settled in the area in 1864 after many years of roaming the West.

Exceptional.*



Suisun Valley Road - north of the 17
cemetery
Ca. 1895

Although this is now known as the "old" Baldwin house, it reportedly replaced a stone residence. The gabled late Victorian building has a one-story wing perpendicular to the two-story main house. The texture and type of ornamentation are Queen Anne. A covered porch wraps around the sides and the back. It is unfortunately in poor condition.

Excellent.*

123 Suisun Valley Road 18
Ca. 1890

A good example of an Eastlake cottage that would have been right at home in a Sacramento neighborhood in the 1890's. This house is more elaborate than most contemporary versions of the same type and style in Cordelia, Fairfield or Suisun City. Its most distinctive features are the angled bay, shed porch with spindles, and pierced foundation siding.

Good.

117 Suisun Valley Road 19
Ca. 1895

A small Queen Anne cottage with several gables and a corner entrance tower. The house has been altered with asbestos siding and a screened-in porch.

Good.

Williams Road 20
H.W. Dorrrough Ranch
Ca. 1860

This symmetrically featured house is a simple box with Italianate and Greek Revival elements. There are angled bays on the first floor flanking a central entrance. Originally it had a porch with a deck, as there is a door on the second floor as well. It was built as the Roberts' house.

Good.

67 Clayton Road 21
Ca. 1885

A solid looking handsome house on a site with palms. It has a hip roof, gabled bay and Stick-Eastlake ornamentation. The details on the porch include diagonal brackets and stickwork on the screen and railing. The eaves are bracketed with vertical siding below them. Like many houses out in the country, this one is surrounded by orchards.

Good.

Clayton 22
Ca. 1925

One of the few Craftsman style bungalows in this area of the county. It has a low-pitched gable roof and diagonal brackets under a decorative truss in the gable top. The gable overhangs a full porch with a cobblestone foundation and stone piers. The stone work is a hand-built, rough looking detail of the type that typified the Craftsman movement.

Good.

61 Clayton 23
"The Bungalow"
Ca. 1890

Despite its thorough remodeling, this house is so unusual in its form as to be worthy of note. The house, itself, is a long narrow rectangle with a raised basement and pairs of vertically proportioned windows surmounted by a mansard roof. This form has no counterpart in this area until the middle of the 20th century. The house is said to have been built by an English remittance man named Edgell. It has long been known as "The Bungalow" which was a term that did not come into common usage in this country until around 1905, and then to describe something entirely different. The English previously used the word to describe a common house type in India. Perhaps Edgell served in India and brought the word, if not the house type, with him.

Good.



Clayton Road 24
Barn
Ca. 1890

A fine redwood barn in a variation of the local type with a gabled central section, high side wings and narrow clerestories. The loft post at the top of the main gable is covered by an extension of the roof.

Excellent.

Mankas Corner Road 25
Ca. 1860

A simple old farmhouse which has had additions and alterations throughout the years. It is a shingled structure with a cross-gable roof and a shed-roofed, full porch. It is a working farm, being approached by rapidly developing Fairfield. Reportedly, Captain Waterman, founder of Fairfield, coerced the owner of the farmhouse, Ambrose Newton, at gun point to move his house to its present location. Waterman had recently bought a piece of property nearby and thought Newton's house encroached on his land.

Good.



58 Mankas Corner Road 26
Ca. 1885

This is another fine example of a dignified country residence in which not only the quality of the architecture, but also the grounds make it a significant structure. The second story pedimented, square bay is centrally placed on the front facade with a matching ground floor pedimented entrance beneath. The off-set porch with a fine spindled screen wraps around the structure. Handsome barns are located behind the house and to the rear of the property.

Excellent.*

59F Mankas Corner Road 27
Ca. 1915

This delightful example of a Prairie style bungalow was built by the original owner Mr. Burmister. The horizontal mass is symmetrically composed. The series of low-pitched gable roofs with overhanging eaves and diagonal brackets form a distinctive element. On the first and second stories there are porches located under the gables.

Good.

Mankas Corner Road 28
Ca. 1890

The significance of this simple gable roofed house is in the unusual stickwork on the screen of the full porch. Large trees and a white fence surround the property.

Good.

52J Mankas Corner Road 29
Ca. 1870

A typical Solano County ranch house which in style might have been built any time between 1870 and 1915. Hallmarks of the type are the gabled roof, the large porch and the absence of stylistic detail. It once served as the ranch house for Lewis Pierce's stock ranch. Through special permission of the Solano County Health Department, Mr. Pierce is buried on a hill overlooking this site.

Good.

52B Mankas Corner Road 30
Ca. 1860 - *estimated*

This gable-roofed barn with shed wings presents a very graceful skyline. The only decorative touch in the functional building is the diamond-shaped loft opening. A barn at 133 Suisun Valley Road has a star-shaped loft vent, apparently the signature of the same builder.

Good.

Abernathy Road, across from 31
Mankas Corner Road
Ca. 1860 and later.

An unadorned house introduces this very rich collection of farm buildings in a grove of eucalyptus trees. The two-storied house has a cross-gabled Gothic Revival form. Behind the house is an unusual little brick building, originally a smokehouse. The large barn has a steeply-pitched central gable and side shed wings.

Excellent.*



Abernathy Road
Gomer School
 Ca. 1900

32

This wonderful little schoolhouse is nicely framed by flanking eucalyptus trees at the side of the road. The gable roof, crossgabled entrance pavilion with steeple overhead, and the symmetrically placed arched windows all help to evoke the proper symbolism of civilizing and educating the young. The steeple tower over the entrance pavilion contains moon arches with intricate latticework. The one-story wing is a later addition. The schoolhouse is now used as a center for the handicapped.

Excellent.*

43 Abernathy Road
 Ca. 1880 - *estimated*

33

A large impressive barn with a formal quality to the symmetrical composition of doors and windows. It has a gable roof. The shed additions are reminders that this vernacular structure is mainly functional, even if it does have a certain sense of studied design. A bungalow became the farmhouse sometime after this barn was built. Rows of palms line the approach which has stone gateposts.

Good.

37 Abernathy Road
 Ca. 1854-60

34

This house with a cross-gabled Gothic Revival form was built by the davisson brothers, Obediah and Stanley, who were early Solano County settlers born in Ohio. They were both local school directors. One lived here and one lived at 21 Rockville Road. The house has a full porch with a sawn deck balustrade above it.

Good.

38 Abernathy Road
 Ca. 1925 - *estimated*

35

Although the 19th century house was replaced by a modest Mediterranean style bungalow in the 1920's, the outbuildings of the old Chadbourne ranch are still standing. The decorative iron fence that surrounded the old house is still in place.

Good.

42 Abernathy Road
 Ca. 1885 - *estimated*

36

A typical example of a two-story square box with rather plain Stick/Italianate features. The low hip roof is ornamentally surrounded by bracketed eaves. The two-story square bay with paired double-hung windows pierces through the roof of the front porch. The residence is surrounded by an orchard and a garage and water tower are located on the site.

Good.

14 Rockville Road
 Ca. 1920

37

Clyde's Lawn — Leisure occupies the packing house which was originally the Stewart Fruit Co. The jaunty skyline of parallel shed roofs with clerestories is highly visible from the freeway as is the bright new paint. The adaptation from agricultural to commercial use is a sign of current development patterns in this area.

Good.



31 Rockville Road 38
 Davisson House
 Ca. 1880

Although this house was reportedly moved from California Street in Suisun City in the 1920's, it is not out of place among its neighbors along Rockville Road which is characterized by two-story farmhouses of varying pretension. It is a modest example of the Second Empire style with a mansard roof, bracketed eaves and classically detailed side porch. Its first owners, the Davisson brothers, were pioneers in the area.

Excellent.

Rockville Road 39
 Eaton Ranch
 Ca. 1920 - house, Ca. 1890, *estimated* - barns

An appealing ranch complex which is quite visible from the freeway. The house is surrounded by trees and there is a water tower behind it. The barns, also to the rear of the house, are painted white and have lively red roofs.

Good.

18 Rockville Road 40
 1903

An undecorated two-story hip-roofed house built on an L-plan. A curving porch fits into the angle of the "L". The complex of structures includes a water

tower. One of several two-story farmhouses on Rockville Road.

Good.

Chadbourn Road at Highway 80 41
 Suisun Valley Fruit Growers Assoc.
 Ca. 1920

A good example of the industrial vernacular with shed roofs and clerestories. Wood frame construction with sheathing of shiplap and corrugated metal. A typical California fruit packing house, originally identical to the Pacific Fruit Exchange on Rockville Road. The structure consists of parallel sheds with clerestories that admit light to the open work space below. The interior construction makes use of wooden trusses to free the floor space for machinery and workers.

Good.

32 Rockville Road 42
 Ca. 1860

This unadorned residence is a simple Gothic Revival box with a steeply-pitched cross-gabled roof. It has a full front porch that was screened-in sometime after 1900. A water tower and barn are on the site. The combination of structures and orchards enhances the environmental significance of the property. One of several important old houses along Rockville Road.

Good.

Rockville Road 43
 Ca. 1900

A simple turn of the century house form decorated with a few sparse late Victorian details. The multi-gabled house has a broad curving porch on the ground floor. This is one of several prominent houses stretched out along Rockville Road between Fairfield and Rockville. The house was built by the Siebe family.

Good.

Rockville Road 44
Ca. 1915

A good example of a Craftsman bungalow in both design and landscaping, the house has a low-pitched gable roof that overhangs a full porch and is covered by flowering vines. This one-story, common suburban house type is an exception along Rockville Road with its two-story farmhouses.

Good.

Box 1665 Rockville Road 45
Barbour House
1859

An extraordinary stone house in the Gothic Revival style, identical in its front section to "Stonedene" a short distance away. The house was built two years earlier than Stonedene and is in need of repair. The design of the front facade may be taken from A.J. Davis, an important and prolific designer of Gothic Revival houses in New York whose work was widely illustrated in publications of A.J. Downing, such as *Cottage Residences*. The building is in the middle of an orchard.

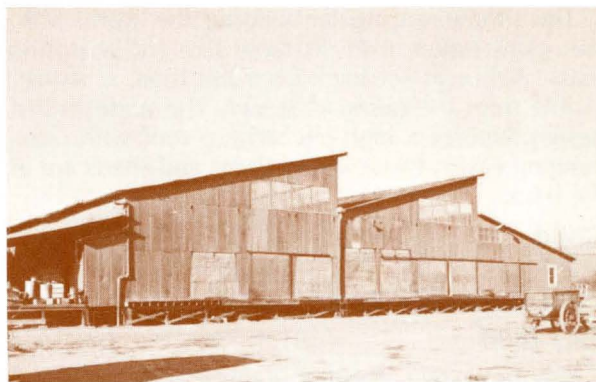
Exceptional.*



1025 Rockville Road 46
Ca. 1885

This is a very simple gabled house with a projecting gabled bay. The details are nominally Stick-Eastlake and include diagonal brackets in the bay. The small front porch appears to be an alteration. There are orange trees in the front yard and redwoods at the road.

Good.



Rockville Road at Willota Junction 47
Old Pacific Fruit Exchange
Ca. 1920

A typical example of an important rural California building type, the fruit packing shed. The long parallel, shed-roofed sections with clerestories brought light down to the large open working area below. The post and beam and truss construction made possible an open working area, largely free of support columns, a necessary condition for the efficient operation of packing machinery. The building is located in the middle of a large orchard area on an old railroad spur. Originally almost identical to the Suisun Valley Fruit Growers' Association on Chadbourne Road, this packing shed was built by F.S. Jones and for many years housed the Pacific Fruit Exchange.

Good.

1750 Rockville Road 48
Ca. 1875

Originally this was a simple gabled house on an L-plan. The house has grown informally with several additions and enclosures, like the shed porch which is now a room. The changes enhance the informal and comfortable quality of the building and the setting. There is a stone outbuilding with a roof that is in a picturesque state of disintegration.

Good.

Rockville Road at Willota Drive 49
Ca. 1900

This simple rectangular building, the Iwama Market, gains stature from its large size and imposing mass. Although set back from the road, it is very visible from the raised roadway. The undecorated design features a high-pitched hip roof with overhanging eaves. Delapidated barns and sheds are in the back.

Good.

2100 Rockville Road 50
Ca. 1880

The decorative attention of this modest two-story residence has been devoted exclusively to the wrap-around porch. Its "J" configuration, rounded on the front facade and straight along the length of side, makes it an unusual form. Stone gateposts with a modern wood fence are located at the road.

Good.



Off Russell Road 51
Ca. 1888

An elegantly detailed Italianate with Stick details, set in the middle of a citrus orchard. The wrap-around ground floor porch is overgrown with wisteria vines and the immediate yard contains both evergreens and palms. The most distinctive feature of the house is its central bracketed gable with a small arched ventilator window. The house was originally built by Joe Danielson, Sr.

Excellent.*

Chadbourne Road, 52
Opposite Suisun Marsh
Hunting Preserve
Ca. 1890, *estimated*

A redwood barn with a large gable roof and a rear shed.

Excellent.

340 Cordelia Road 53
Ca. 1860

This simple building with a hip roof, side porch and 6/6 sash had a "fancy" purpose. According to the present owner, it was a brothel that catered to the elite. The barn served as a winery and distillery. There was a vineyard behind the buildings, and there was a restaurant. To accommodate the prominent political and business clientele, there were outside doors from every room, trap doors in the floor, and the "governor's" outhouse. The building is now a home and has been altered to suit more mundane living requirements.

Good.

Cordelia Road 54
Opposite Warren's Turf Nursery
Ca. 1860

Although lacking ornamentation, this house has a Gothic Revival feeling in form due to the cross-gabled roof and the full hip-roofed porch. The windows have 2/2 sash and the perpendicular rear wing has another porch.

Good.



S.P. tracks near Thomasson Lane 55
 Railroad tunnel
 Date unknown

This arched tunnel cut through solid rock is on the old main line of the Southern Pacific Railroad and may date from the 1860's. Technically, this tunnel is within the boundaries of the city of Fairfield.

Good.

339 Thomasson Lane at S.P. tracks 56
 Ca. 1905

A simple cottage built by Southern Pacific to house a switchman about midway between Cordelia and Suisun City. The house is identical to another that faces the railroad tracks in Suisun City. Although outside of town, this house is actually within Fairfield's city limits.

Good.

Nelson Hill Quarries 57
 Since 1870

The many fine stone buildings in Green and Suisun Valleys were built with local stone, mostly quarried on Nelson Hill. The Nelson Quarry, itself, is said to date from 1870. Other quarries had to have operated before that time when most of the early stone buildings were constructed.

Good.

Rockville Road 58
 Green Valley Ranch
 Ca. 1860

Although badly deteriorated, this small stone building still shows the fine craftsmanship of its builders in the cut stone walls, flat entrance lintel and corner quoins.

Good.

Thomasson Lane 59
 Ca. 1915 - 1940

This agricultural cluster which includes two silos built of riveted metal panels is of an undetermined but fairly late date for Solano County rural buildings. The unusual application of metal siding on the silos looks like cut stone from a distance.

Good.





Cordelia Road
Cordelia Substation
Ca. 1915

60

The Cordelia Substation of the Pacific Gas & Electric Company is said to have been the largest electrical distribution station in the world when it was built around 1915. It is constructed of reinforced concrete and designed in a functional manner with simple massing and high bands of industrial sash to light large interior spaces. Like other industrial buildings of the period, particularly of P.G. & E., it is overlaid with a classical veneer. The building sits very impressively on a hill overlooking farm and marsh lands. The Cordelia Substation is actually within Fairfield's city limits.

Excellent.*



Cordelia Road
McCreary/Thomasini House
Ca. 1870

61

A superb example of an early California ranch house with a full front porch and elaborately designed stuccoed chimneys. This house bears a strong resemblance to the Cowell-Jordan house built in the same period in Santa Cruz. The early California ranch house with its long single story and porch open to California's moderate climate was the prototype for the suburban "Ranch House" of the 1930's which spread across the country after World War II. This house was built by Daniel McCreary, an early farmer in the area. It was later owned by Irene Tomasini whose family were early immigrants to Suisun Valley from Switzerland.

Exceptional.*

Other County Sites

NOTE: Numbers shown correspond to numbered site descriptions on the following pages

County, North

California Medical Facility property 1
Barn
Ca. 1910

This handsome barn is a variation of the predominant local type with corrugated metal siding, a main central gabled section with shed side wings and clerestories. The gabled and projecting loft door at the top of the main gable adds a sense of balance to the whole composition.

Excellent.*

End of hillborn Road 2
Old Waterman House
Date unknown

A farm cluster with a simple farmhouse, a large barn and outbuildings. From a distance it is eye-catching, set in a grove of trees against a background of rolling hills.

Excellent.*

Dover Road 3
Ca. 1865

A cross-gabled roof and some trim give this simple farmhouse a Gothic Revival feeling. The ornaments include a truss bracket in the central gable and a sawn deck railing over the central entrance porch. Barns and outbuildings, large trees, and a wood and wire fence complete the pleasant composition.

Good.

Hay Road at Lewis 4
Barn
Ca. 1905 - estimated

This very large barn could hardly be simpler in its shape, consisting of an immense gable that comes almost to the ground, and a single cross-gabled entrance. The weathered vertical redwood siding and elemental shape of the structure give it a quality of belonging to its place that only a vernacular structure can have.

Excellent.



Walters Road 5
Ca. 1890 - estimated

A pair of barns which, with their adjacent eucalyptus grove, punctuate the flat pasture around them. The gable roofs of these vernacular structures almost look as if they are in motion, like birds in flight.

Good.

West of Lyon Road 6
Near Soda Springs Creek
Ca. 1865

A cross-gabled vertical box surrounded by mature trees. Both the farmhouse and the adjacent large barns serve as simple functional structures. One barn is a broad gabled building while the other has a high central gable with clerestories and shed side wings.

Good.

Cement Hill Road 7
Between Dover Avenue and
Clay Bank Road
Ca. 1910

A typical early 20th century farm cluster with an unpretentious house, barns and outbuildings, and an enclosing picket fence. Characteristic of these agricultural clusters, the group is first visible from a distance by its cluster of mature trees in the midst of orchards and pastures.

Good.

6708 Vanden Road
Ca. 1890

8

An imposing but neglected Queen Anne farmhouse. A rear hip roof anchors the dynamic composition which reaches up and out in gables, bays, porches, finials and chimneys. From the highway the house contributes to an impressive group of farm buildings.

Excellent.



Rio Vista Road

1856, additions Ca. 1875 and Ca. 1930

9

This house, in the midst of a cluster of ranch buildings, has been added to over the years in such a way as to demonstrate both the changing tastes and conditions of its owners and, in abbreviated fashion, the history of residential styles in the county. The original gable-roofed house with unadorned porch was typical of the simple buildings of the area's pioneers. As those pioneers prospered, they replaced or remodeled or added to their original structures in the reigning fashion of the day, in this case with a large Italianate addition in the front. Finally, while the 1930's were a period of austerity for most ranchers, these people remodeled the front of their Italianate house after Mount Vernon, an aspect of the generally fashionable Period Revival style of the day.

Good.



35 Scandia
Ranch cluster
Ca. 1890

10

A little altered, early ranch cluster with a simple house, barns and outbuildings. When this ranch was established sometime before the turn of the century, much of the local population lived in similar circumstances. Only those orchardists and a few others who operated with large numbers of migrant laborers could afford the luxury of living apart from the barns, equipment, poultry and animals that were, usually of necessity, adjacent to the house.

Excellent.

County, South



Box 230, off Lopes Road 11
Ca. 1920 - 1940

This towered stock barn ground and mixed feed for the Mangels' cattle ranch which was established about 1900. An impressive industrial vernacular structure with a tower rising over a long-gabled wing, the building is representative of the high quality of locally produced rural design in Solano County. The feed barn forms a focal point for a beautiful complex of ranch buildings which includes other stock barns, car barns, and several houses. This property is technically within the Fairfield city limits.

Exceptional.

Ramsey Road 12
F.P. Smith Equipment Co.
Ca. 1900

A handsome example of a rural industrial complex, built in the same materials and with the same simplicity as barns, grain elevators and other rural vernacular buildings of the period. The group also includes an earlier ranch cluster, all of which is approached by a eucalyptus-lined drive.

Excellent.

Lopes Ranch 13
Ca. 1890, *estimated*

The informality of this weathered barn is heightened by an asymmetrical gable roof. The complimentary site is grazing land.

Good.

232 Gold Hill Road 14
Ca. 1885

A simple ranch house which has grown over the years and several picturesque large barns contribute to this attractive ranch complex. Like most agricultural landscapes, the appeal of the group is in the straightforward functional nature of the site and structures, and the way the buildings compliment the surrounding land. Technically, this ranch is within the Fairfield city limits.

Good.

Suisun Marsh



The unique ecology of the Suisun Marsh has spawned a distinctive architectural type in its hunting clubs. The classical example of this type includes a central gabled building on piers with an encircling veranda. Such a building responds to local conditions in the simplest manner. There appears to be little threat to these buildings other than remodeling, neglect or fire.

Goodyear Road 15
Near Cordelia Slough
Green Lodge
Ca. 1910

This structure is connected to two parallel buildings by a raised walkway. It is one of the finest examples of a Suisun Marsh hunting lodge and is a classic representative of its building type. The simple gable roofed structure and its encircling veranda, which are raised on piles, respond simply and directly to the climate, site and function. Along with the vernacular stone buildings of Green and Suisun Valleys, the barns, ranch houses and ranch clusters, the hunting lodge is one of the truly distinctive building types of Solano County.

Excellent.*

Goodyear Road 16
Tule Belle Club
Ca. 1875

Unlike many gun club buildings, these are apparently recycled and were originally used for farming. The three early buildings consist of a barn, a simple gable roofed structure with 6/6 sash, and a square building with a very interesting form lent by a steeply-pitched hip roof with overhanging eaves and gabled roof vents.

Good.

Joice Island 17
Joice Island Gun Club
Ca. 1900

This old, established hunting club commands an entire island and includes several buildings. The gable roofs of the low buildings are visible from the water. The main linear structure has the name of the club over the arched, gabled entrance portico. Although the buildings are very simple and unadorned, boardwalks, porches and palms lend a relaxed, comfortable resort air to the marshland site.

Excellent.*

Van Sickle Road 18
West of Grizzly Island Road
Old Schoolhouse
Ca. 1887

A wonderful wooden structure whose aesthetic appeal is enhanced by its deteriorated condition. Placed in the middle of marsh land, this old schoolhouse has a gabled roof, double entrance and rear shed addition. It is a simpler version of the Cordelia Schoolhouse.

Excellent.*

Van Sickle Road 19
Along Montezuma Slough
Grizzly Land Club
Ca. 1910

This is a very fine example of a Suisun Marsh hunting club. All the major features of the type are present, including a simple gable roofed, wood frame building surrounded by partially screened porches, all raised on pilings above the high water level. Hunting lodges such as this have long drawn their membership from Sacramento and the Bay Area. A thorough exploration of the cultural history of Northern California would include an analysis of these clubs and their frequently prominent memberships along with fraternal groups such as the Masons and the Odd Fellows.

Excellent.*

End of Jacksnipe Road 20
Ca. 1925

The interest of this simple hip roofed box is in its interior. The large main room has an open truss system with chandeliers of iron and stained glass. The massive stone fireplace, which may have been added, offers warming comfort. Reportedly, the building originally served as the Jacksnipe Railroad Station before it became a hunting club. It is believed that Peter B. Kyne, an important California writer in the early 20th century, resided here at one time.

Good.

Collinsville



Collinsville

Collinsville was built as a fishing village on the Sacramento River. Today the community appears to have shifted somewhat upstream to a group of house trailers around the Collinsville fishing resort. The row of houses along Collinsville Road on the way to the river is now abandoned and sinking into the marsh. The few houses left at the levee are built on piles and connected by a boardwalk.

Stratton Lane 21
Hastings Adobe
1846

Built by Lansford Hastings, a Mormon leader, as the first building in the proposed settlement of Montezuma City. Hastings hoped the main Mormon group would follow him out here, but shortly after the completion of this structure, they decided to stay in Utah. When he heard the news, Hastings abandoned the building and it was taken over by squatters. The Stratton family bought the house in 1890. The adobe has been covered with wood siding and there have been several additions including enclosed spaces under the front porch. This property was listed on the National Register of Historic Places on 6/13/72; it is also listed on the California State Inventory of Historic Resources.

Exceptional.*

Collinsville Road near Talbert Lane 22
Ca. 1890, *estimated*

Two barns with gable roofs, one low and long, the other more square and high. It is difficult to date such plain functional buildings which might have been constructed almost any time between 1860 and 1910. The attractiveness of these barns and others in the county is due to their simplicity, the softness of weathered wood, and in this case rusty metal roofs, and the stark lines they form against endless marshlands, rolling hills and open skies.

Good.

South of Talbert Lane 23
Ca. 1900

A typically picturesque cluster of simple houses and barns, farmed by Wood Young and his father before him for nearly sixty years. The property was originally the William Brown Ranch in 1880. The surviving cluster of buildings includes houses, barns, a harvester barn, and a row of galvanized iron storage tanks for bulk wheat or barley. It is situated in a beautiful valley between treeless hills.

Good.

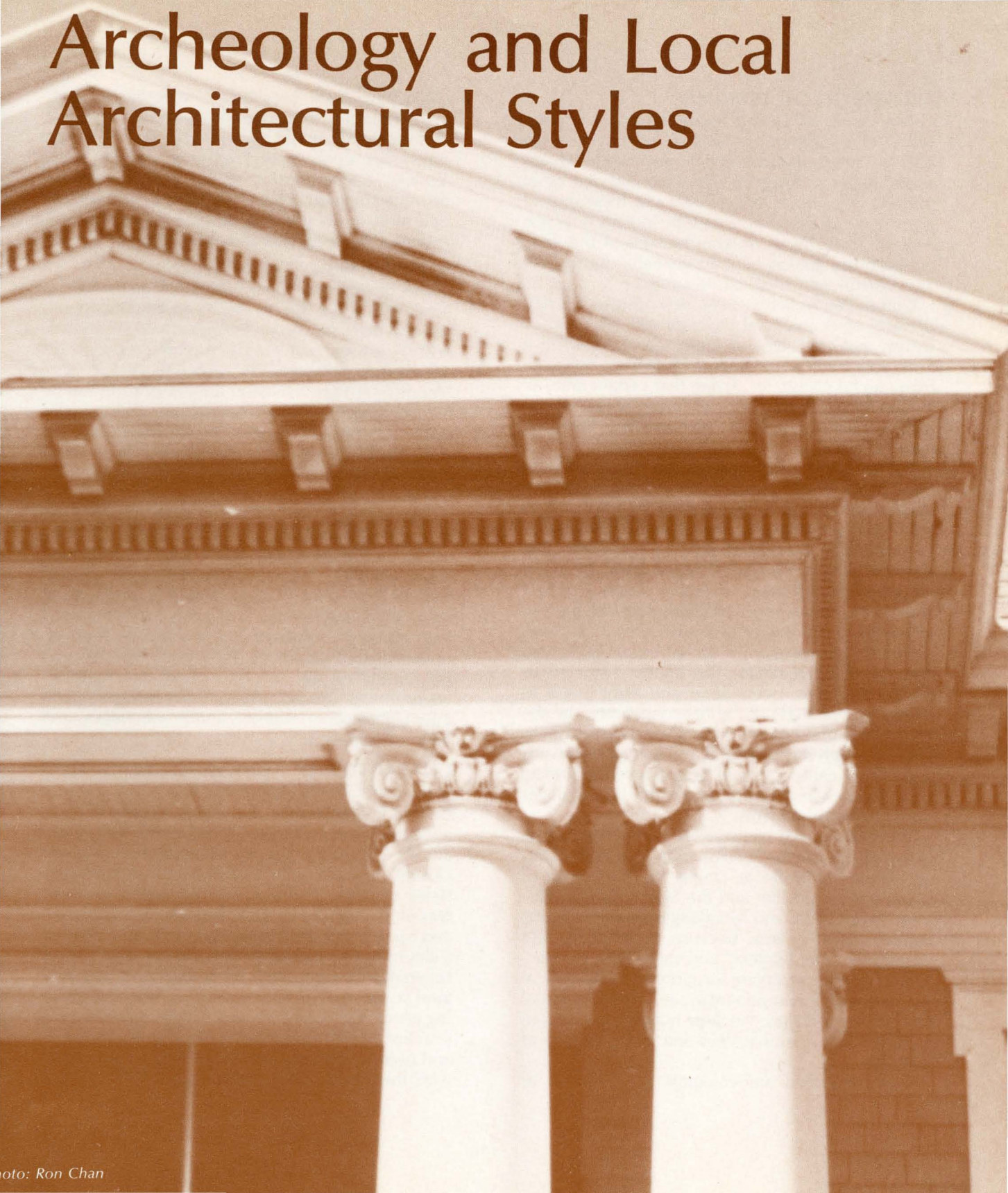
South of Talbert Lane 24
Ca. 1860's *and later*

This small farm complex contrasts with the larger farm just north of it. The simple vernacular structures include houses, outbuildings, a windmill and a corral. A picket fence and palms complete the 19th century scene.

Excellent.



Archeology and Local Architectural Styles



ARCHEOLOGICAL FEATURES

The history of central Solano County since the arrival of significant numbers of Americans in the 1850's is amply documented by surviving buildings, roads, patterns of agricultural land use and other artifacts. The much longer history of thousands of years of occupation of this area by Indians is far less evident. Virtually all of what remains of that long pre-historical period is understandable today only after careful archeological research.

Unfortunately, with every new residential subdivision or commercial development, there is the danger that earth moving and excavation will disturb important archeological remains. Although many archeologists are aware that certain areas of central Solano County are rich in archeological materials, relatively little intensive research has been done here.

As part of the preparation of this Plan, two steps have been taken toward assessing the area's archeological resources. It is unrealistic in an area as large and as potentially rich in such resources as central Solano County to expect a comprehensive assessment of archeological resources in the manner of an architectural inventory. Such a project would take many years and vast sums of money. However, an inventory of known sites and a preliminary determination of archeological sensitivity areas have been made. The known sites tell us where work has been done and they begin to suggest the richness of the materials here. The determination of sensitivity areas suggests areas where there is a high probability of archeological remains and, where caution should be employed to protect such remains in advance of possible disturbances from new developments.

The inventory of known sites was conducted by gathering site survey records from files at the University of California at Davis, the University of California at Berkeley and the State Office of Historic Preservation, and by talking with archeologists familiar with the area. Because of problems with trespassing, "pot hunters" and vandalism, it is necessary to keep the precise locations of archeological sites guarded. It is important to say, however, that of the 26 recorded sites, the large majority are located in Green and Suisun Valleys and in the vicinity of Cordelia.

These recorded archeological sites, not all of

which have been excavated and researched, include temporary Indian campsites used for seasonal food gathering, burial grounds, permanent Indian settlements, a collection of Indian petroglyphs and a possible Mexican period settlement site. Some of the more common artifacts discovered include bed-rock mortars for grinding acorns, obsidian chips, abalone shell fragments and arrowheads.

Sensitivity Maps

The preliminary determination of archeological sensitivity areas was made by examining topographical maps for certain features which suggest the possible presence of Indians. A more precise determination ought to be made, such as that called for in *The Way It Was*, whereby a team of professional archeologists would spend a summer making a field survey for sensitivity areas. In the meantime, the accompanying map will serve to alert the Cultural Heritage Commission to areas of archeological sensitivity.

The bands on the map are generalized areas within which there are probably archeological remains, and where suburban and urban development seems possible. Thus, while the hills in the western and northern parts of the planning area could be considered as sensitivity areas, they are not marked because of the apparent low probability of development in the near future. The general types of areas pinpointed on the sensitivity map are foothills, edges of high ground, valleys, both permanent and intermittent water courses, knolls and ridges, and rock outcroppings.

CHARACTERISTIC BUILDING TYPES AND LOCAL ARCHITECTURAL STYLES

Central Solano County was until recently a rural, agricultural area with a few small towns. Because of this the community, during its' early days, was not closely in touch with contemporary architectural styles of urban construction. The area, however, was on a major travel route between San Francisco and Sacramento and immigrants came from all over California, the United States, Europe and China, sometimes bringing with them their own architectural building skills. For the most part the best building which was done here was usually of simple construction which responded to the climate, materials and needs of the area, and to the skills of the people who lived here. Often these local building types

were clothed in the decorative details of one or more recognized architectural styles, but the significant cultural value of most buildings remains in their relationship to other local buildings and the surrounding environment rather than in their relation to national styles.

The first group of definitions below is for the most prominent local building types. In defining these types we have tried to be as descriptive as possible, to aid the reader in his review of the preceding survey of local buildings.

1. **ADOBE:** A construction type characteristic of the Spanish and Mexican periods in California history, many of which were in fact built by Americans throughout the 1840's. Adobe refers both to the building material (sun-dried brick) and to the finished buildings of such material. Adobes are masonry buildings of adobe brick, sometimes combined with stone such as the reputed stage depot at the old Mangels winery. In order to protect and update the structures, many were covered with wooden siding in the 19th and early 20th centuries, for example the Hastings adobe near Collinsville.

2. **BARNs:** One of the most varied of Solano County's several fine local building types is its barns which are made of stone (the Baldwin barn), concrete (at Cement), natural and painted redwood, and corrugated metal (California Medical Facility). The most common types are the post and beam constructed wood barns, all of which have a central gabled section. The simplest barns consist only of a symmetrical, unelaborated gable structure. Elaborations are very common, however, in the additions of shed wings at the front, back and sides, often leaving clerestories on the sides. Sometimes one or more walls are open to accommodate free access to feed troughs or shelter for animals or equipment. Additional elaborations are in the use of loft posts and doors, and extensions of the main ridge line of the roof to shelter the loft door. The majority of wooden barns are sheathed in vertical, unpainted or occasionally white-washed, redwood siding, with corrugated metal roofs. A few barns in Green and Suisun Valleys have a more finished paint job and a whimsically designed loft window, like a diamond or a star. This formula for the design of barns is very simple, yet it allows for seemingly endless variations.

3. **DELTA TYPE:** The Delta Type house is a general form typical of the Sacramento River delta area. It arose in the 1850's in response to conditions of frequent flooding and long hot summers. By the end of the century, levees controlled the floods, but the Delta Type form persisted into the 1910's as a convention. In general terms, the Delta Type is a frame house with a raised basement or ground floor, exterior stairways and a front porch. Delta Type houses were usually dressed in a thin overlay of some traditional, stylistic trim.



4. **FARMHOUSE:** Like ranchhouses, the term "farmhouse" is used in two senses in the survey. On the one hand, it is a rural residence on a farm. Where it is another type or style, it is so noted. More strictly speaking, the distinctive Solano County farmhouse is a simple, two-story, gable-roofed house (a simple box) with a one or two-story porch which may or may not wrap around more than one side. Typically, there are no stylistic details on these houses, although the occasional presence of Greek Revival, Gothic Revival, Colonial Revival, or other stylistic details sometimes reflects a greater worldliness of its inhabitants. The stone Ramsey/Nightingale house is the finest example of the type, al-

though the majority of these houses which are found all over the county are wood frame. Many of the Suisun Marsh gun clubs are one-story variations of this type, with a central gabled structure on piles surrounded by a porch.

5. RANCHHOUSE: By common usage, a ranchhouse is a one-story, gable-roofed house with a long front porch which acts as an informal sitting area, quite unlike the parlor of a contemporary urban Victorian. The California ranchhouse was an early American era wood frame version of the earlier adobe hacienda of the Mexican period. This one-story informal house, with its accommodation to California's moderate climate, was the starting point for the romanticized and updated "ranchhouse" of the late 1930's to the present. There are at least two fine examples of this type in central Solano County — one at the end of Green Valley Lane, and the other, the McCreary/Tomasini house on Cordelia Road, both from about 1860. In the survey of the buildings and features of central Solano County, the term is also used loosely to describe any rural residence on a ranch, some of which fall under other building types, as noted in the discussions of individual buildings.

6. SALT BOX: An early American house form or shape derived from England and brought to California by New Englanders, mainly in the 1850's. The name comes from the profile of a gable roof which comes down lower in the rear than it does in the front. The typical California version adds a full front porch with a shed roof whose pitch is lower than that of the gable. These are very small cottages with only two rooms across the front and only one room deep under the main gable. A variation of this type is almost identical, yet because of a flat or only slightly-pitched shed roof at the rear it cannot properly be called a salt box. This simple house type was the most common in Fairfield, Suisun City and Cordelia from the 1850's until around 1900.

7. SQUARE COTTAGE: The square cottage is an impressionistic rather than accurately descriptive term for a type of small simple house which appears from the street to be square in plan. These houses were built in large numbers in Fairfield, Suisun City and Cordelia in the 1890's through the 1910's.

Throughout this period the houses have one story (sometimes with a raised basement), wood frame and a hip roof. Stylistic elaboration is sparse or non-existent, tending to be "Victorian" in the 1890's and Colonial Revival later on. Sometimes in the earlier examples, such as in Cordelia, the hip roof encloses a porch.



The building types described above are sometimes dressed up with ornamental details from the recognized national architectural styles. In an essentially rural area like Solano County, removed from the major centers of architecture, styles often blend together in composites and "imperfect" combinations as interpreted by builders who did not have a first-hand background in the source of the style. A major source of their understanding was illustrations in widely circulated pattern books. Building types such as the classic farmhouse, the square cottage and the salt box type lasted through several stylistic periods and were decorated in various manners without altering their basic qualities of form. In fact, Solano County has comparatively few examples of the major architectural styles which would be recognized as such in other areas. The largest concentration of stylish architecture was in Suisun City, but many of the best houses have been remodeled. There are also many good examples of recognized styles scattered about in the County. The descriptions of styles below are characterized briefly as they are used in the survey:



BUNGALOW (1905-1925) — A small informal house that developed in California and spread across the country, contributing to major changes in patterns of house building and in the planning of the houses, themselves, after the turn of the century. One- or sometimes two-story houses with low-pitched roofs, typically designed with a broad gabled porch in front of a similarly gabled house. Essentially a style or form whose details are derived from other styles such as Craftsman or Prairie.

COLONIAL REVIVAL (1895-1910) — A revival of the Georgian style of architecture of the American Colonial period. Having a symmetrical facade with hip or gambrel roof, eaves treated like classical cornices with pedimented gables, pedimented entrance portico with Palladian entrance, windows with shutters, and swag details.

CRAFTSMAN (1905-1925) — Easily confused with the Shingle Style and most often found in bungalows and in combination with the Colonial Revival. Its concern is less with form and texture found in the Shingle Style and more with the handmade character of the construction and the materials themselves as they represent a natural as opposed to an aesthetic image. The buildings are characterized by battered boulder or clinker brick chimneys and foundations, shingled siding, and exposed rafters and knee brace brackets under the eaves.

EASTLAKE (1880's) — Principally a style of ornament derived from the English furniture designer,

Charles Eastlake, it is found in both very simple cottages and large elaborate houses. The ornament was easily worked on machinery that was developed and made widely available in the 1880's. Characteristic ornament includes spindles, curved brackets, incised carving, grooved moldings, sunbursts and flash glass. Very common in California, but not abundantly represented in Solano County.

GREEK REVIVAL (1850's-1860's) — A very popular style in the Eastern United States in the second quarter of the 19th century, it persisted longer in California, sometimes blending with Italianate details. Unusually rectangular in shape without projections or wings, with a low-pitched gable roof treated as a pediment. Symmetrical facades have corner pilasters and large windows with shutters. Doors are sometimes flanked with oblong sidelights (long, narrow windows which do not open), with an oblong transom over both the door and sidelights. Very little building in Solano County could be called strictly Greek Revival, although details, such as the characteristic entrance way, are not unusual.

GOTHIC REVIVAL (1850's-1860's) — An important style for churches, institutions and large houses in the Eastern United States during much of the first half of the 19th century and popularized throughout the country after 1840 as appropriate for small houses by A.J. Downing in *Cottage Residences*. In form, typically, it has steeply-pitched central cross-gables or gable ends. Characteristic detail includes vertical siding, shallow pointed arches on porches and doors, lancet windows, window tracery, finials, pendants, crenelation and lacy bargeboards. This is a very important style in Solano County, ranging from a large number of simple, central gabled wood frame houses in both cities and countryside to the extremely fine stone examples around Rockville.

ITALIANATE (1860-1910) — Italianate residences are unusual after 1880, but the commercial Italianate remains an important style until after the turn of the century. The earliest Italianate houses are square with hip roofs and few details. Later and more commonly, they are either flat-fronted or have angled bays and low roofs with a cornice at the eaves or a parapet that obscures the roof. Characteristic details are a bracketed cornice, turned balustrades,

tall narrow windows with flat or rounded tops and prominent lintels, a raised front porch and elaborately detailed entrance portico, quoins and sometimes a rusticated facade. Most surviving commercial Italianate is brick with wooden or metal trim, usually flat-fronted with pediments and cresting over the parapet.

MEDITERRANEAN (1915-1930) — In California, an Hispanic Style which is neither Mission Revival nor Spanish Colonial Revival. It contains elements of both, including white stucco walls, red tiled roofs and "Spanish" details. Its composition is often more symmetrical in the manner of an Italian Renaissance Palazzo, and it contains Renaissance details.



MISSION REVIVAL (1905-1925) — An aspect of the widespread American interest in historical roots around the turn of the century. In California the Mission Revival Style was inspired by a romantic rediscovery of the state's Hispanic era. Normally characterized by arches, hipped red tile roofs, shaped curvilinear parapets or gable ends, and white stucco walls. Ogee arches, machicolated brackets under second story square bays, and quatrefoil windows are typical details.

MODERNE (1925-1950) — A style inspired originally by the streamlined design of cars, boats and airplanes, and later incorporating Aztec motifs in an abstract zig-zag fashion. White stucco walls with industrial sash windows, pipe railings and round

windows like ships' portholes in the streamlined Moderne and sometimes including decorative relief panels.

NEO-CLASSICAL REVIVAL (1910-1925) — A simpler, quieter classical revival than the Beaux Arts, also used for large buildings. Greek orders are used rather than Roman, and the inspiration is Greek rather than Renaissance. There are no paired columns or lively skylines.

PERIOD REVIVAL (1920's) — During the 1920's a broad range of historical styles was revived in domestic architecture. Altogether called the Period Revival, it took the form of the Regency Revival, Tudor Revival, Pueblo Revival and Colonial Revival, among the more prominent variations. These styles were usually executed by builders who knew nothing of their sources. Consequently, they are frequently inaccurate re-creations of earlier styles and at their best are highly imaginative impressions of what an earlier style might have been like.

PRAIRIE STYLE (1905-1920) — Derived from Midwestern architecture, notably that of Frank Lloyd Wright. In California it is usually found in combination with other types or styles, particularly the Colonial Revival, and its influence is more in feeling than in literal detail. Characteristics of the Prairie Style are flat or very low-pitched, hip roofs and overhanging eaves, horizontal compositions with horizontal banding of casement windows, and extension of horizontal lines such as window sills around buildings as courses. Characteristic window mullions form geometric designs with smaller panes at the top.

QUEEN ANNE (1885-1900) — Originally an English style formulated by Richard Norman Shaw in the 1860's which bore little relation to the architecture of the time of Queen Anne. It went through many transformations before it arrived in California about 1885. Less formal than earlier Victorian styles, it sought to be picturesque with an asymmetrical plan, complex roof line, corner tower and gables. Frequently displaying a variety of textures and colors in bands of different siding materials including brick, clapboard and shingles. Having bay windows of various shapes, porches and balconies, and

a variety of predominantly classical ornamental details. In California the Queen Anne, Eastlake, Colonial Revival, Shingle and Craftsman Styles all blend together easily. As described here, the style is usually found in large and elaborate houses.

RENAISSANCE REVIVAL (mid 19th century) — Buildings in this style are symmetrical in design with flat fronts, massive cornices and low roofs. Details include rustication, quoins, string courses that link windows, and taller windows in the second story than elsewhere. Windows are usually decorated with ornamental lintels or pediments in the second story.

RICHARDSONIAN ROMANESQUE (1890's) — Usually applied to commercial architecture in California. Deriving from the architecture of H.H. Richardson and characterized by round arches and colored stone work with carved trim. Rounded corners typically contribute to the emphasis on massing of forms.

SECOND EMPIRE (1880's) — Also called Mansard Style for the characteristic treatment of the upper story as a part of the roof. This originally derives from an effort by Parisian architects to avoid taxes determined by the number of stories in a building. More picturesque in form than the Italianate with a high tower and mansard roof, it otherwise employs rich Italianate details.

SHINGLE STYLE (1885-1900) — Similar to Queen Anne, particularly as it appeared in the Eastern United States. Displaying a greater simplicity of detail together with a greater interest in massing of forms. Walls and roof are shingled and include frequently curving wall surfaces.

SPANISH COLONIAL REVIVAL (1920's) — The successor of the Mission Revival, the Spanish Colonial Revival also contains white walls and red tile roofs, but more elaborately detailed, notably by an intensely concentrated relief work around entrances called Churriqueresque. Also marked by ornamental iron or wood balconies and window grills, textured wall surfaces, columns and asymmetrical window treatment.

STICK STYLE (1880's) — Usually found in combination with Eastlake, but occasionally by itself. It is an ornamental style marked by the use of stickwork, or simple unadorned slats of wood which suggest the balloon frame construction of the house. Also marked by diagonal braces in porches and elaborate railings of unadorned sticks. In form it is much like the Eastlake with square bays.

STICK-EASTLAKE (1880's) — The Stick Style is not usually found by itself in California, but is frequently used in combination with Eastlake. In addition to the Eastlake ornament, there is an overlay of plain or molded stickwork that resembles half-timbering and suggests the balloon frame construction of the time, often by extending window frames beyond the windows. Curved brackets are usually replaced by diagonal brackets.

SWISS CHALET (1880's-1910's) — A style of architecture which has few pure examples but which has influenced American styles from the Stick Style to the Shingle and Craftsman Styles. The principal elements which have influenced Solano County architecture are steeply-pitched roofs and pierced wood panels and railings.

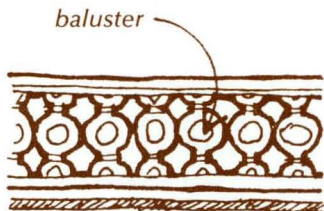
VERNACULAR — Structures typical of a geographical area but not representative of any formal architectural style, functionally designed and lacking sufficient ornamental detail to characterize them as belonging to a recognized style.

VICTORIAN GOTHIC (1870's-1890) — A late, elaborated version of the Gothic Revival with a greater complexity of form and detail, including multiple-gabled roofs and an infusion of characteristically Stick Style ornament.

Glossary

These architectural terms were used to supplement common descriptive language, but ordinary words were employed whenever possible.

baluster — a post or upright support for a handrail.



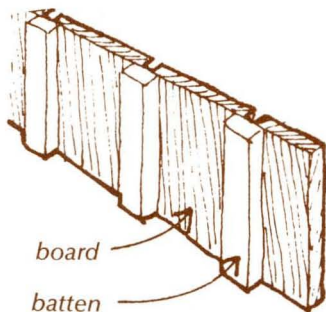
balustrade — a handrailing on upright posts or balusters.

bargeboard — a wide, carved or decorated board following and set back under a gable edge.



bay — a windowed outward projection in a wall, or a division in a wall seen as space between piers or columns.

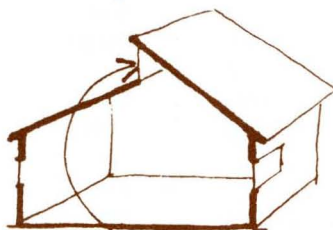
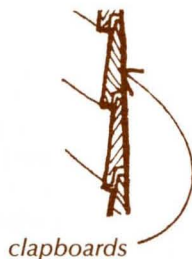
board and batten — vertical siding composed of wide boards that do not overlap and narrow strips, or battens, nailed over the spaces between the boards.



buttress — a projecting, vertical support built against a wall.

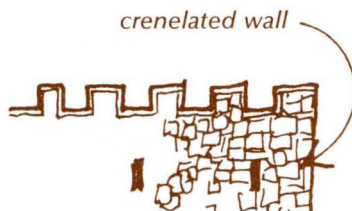
capital — the crowning element of a column, pilaster or pier.

clapboard — exterior, horizontal wooden siding which overlaps because the boards are graduated in thickness from one side to the other.



clerestory — an upward extension of a single-storied space used to provide windows for lighting and ventilation.

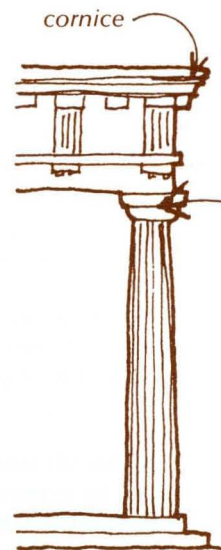
cornice — a decorative projection running horizontally at the top of a wall where it meets the roof.



crenelated — decorated with battlements or an indented pattern.

cross-gable — a roof with two gables which intersect at 90° at the midsections of both gables.

dentils — small blocks or toothed decorative members found in classical or period architecture in cornices or other horizontal bands, hence referred to as "denticulated".



Doric

Doric — referring to an order of classical architecture employing columns with simple capitals.

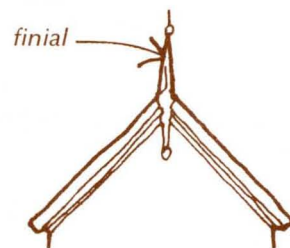
dormer — a windowed box-like projection from a sloping roof, used to provide an attic with space, light and ventilation.

double-hung window — a window with an upper and lower sash, both of which open by sliding vertically on pulleys.

entablature — the classical term for the horizontal members which rest on top of columns and consist of the cornice, frieze and architrave.

false front — a vertical extension of a building facade above the roof line, to add visual height.

fanlight — a window over a door; in period architecture, often semicircular with radiating, fanlike mullions.

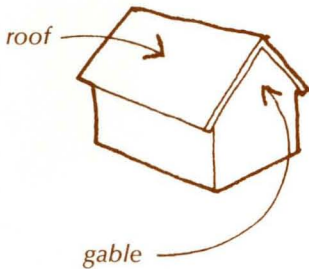


Glossary

finial — a vertical form or spike used to finish a pointed height such as a gable or tower.

flash glass — small colored panes of glass with narrow mullions between, usually framing a larger pane of picture glass, also referred to as "Eastlake glass".

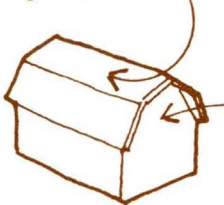
frieze — a flat, horizontal band, sometimes decorated with sculpture relief, usually placed just below a cornice.



gable — the triangular part of an exterior wall, created by the angle of a pitched roof with two sides.

gallery — a balcony projecting from a wall and supported from above and below.

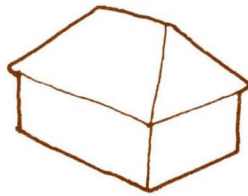
gambrel roof



gambrel roof — a roof with a broken slope creating two pitches between eaves and ridge.

half-timbered — timber construction with the spaces between timbers filled in with brick or plaster, typical of the Tudor Revival style.

hip roof — a roof with pitched (sloped) ends and sides which rises from all four sides of a building.



hip roof

incised ornamentation — decorative detail cut into wood, giving it a channeled appearance; usually referring to a type of ornamentation popular between 1870 and 1900.

industrial sash — multi-paned, metal framed windows, mass produced and available in standard sizes for factories and other commercial structures.

Ionic — referring to an order of classical architectural style employing columns with volutes in the capitals (a volute is a carved spiral scroll).



ionic capital

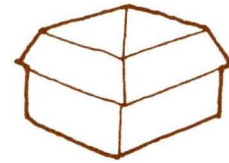
keystone — a wedge-shaped unit or stone at the top of an arch which locks all of the other units together, sometimes carved or decorative.

lancet — the shape of a sharply pointed Gothic arch.

lintel — the horizontal member above a door or window which supports the wall above the opening.

loggia — an open gallery or passage, arcaded on at least one side.

machicolation — a projection at the top or side of a defense wall with openings in the floor for releasing molten lead, boiling oil and missiles on the assailants below.



mansard roof

mansard roof — a roof with two slopes or pitches on each side, the lower pitch being much steeper; frequently used to add an upper story.

mullions — the frames or divisions within multi-paned windows.

parapet — a railing or retaining wall along the edge of a roof, porch, balcony or terrace.

pavilion — a projecting subdivision of a larger building, usually square.

pediment — the triangular face of a gable end crowning a building front or portico, especially in a classical form.



pediment

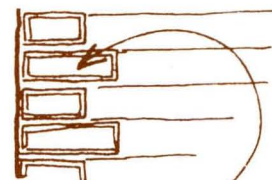
pent roof — a roof of a single pitch abutting a wall.

pier — an upright support, either free-standing or part of a wall.

pilaster — an engaged pier in the style of a classical column.

porch screen — the open wooden panel which sometimes decorates the upper portion of a porch and is set between the posts.

portico — an entrance porch.



quoins

Glossary

quoins — distinct corner stones running up the side of a building, also wood facsimile of corner stones.

reinforced concrete — concrete with steel rods embedded to provide extra strength.

ridge — the highest line of a roof where two sloping surfaces come together.

rusticated — a surface which has been scored to imitate masonry construction.

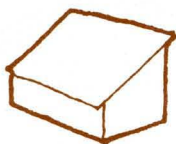
sash — the frame which holds window panes and forms the movable part of a window; 6/6 sash has six panes over six panes, 2/2, 6/1, etc., are similar descriptions.

sawn ornamentation — decorative, open woodwork cut with a jigsaw.

scrollwork — see *sawn ornamentation*.

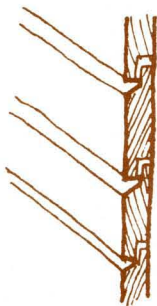
shed — a structure, either free-standing or attached to another form, which has a shed roof (see below).

shed roof



shed roof — a sloping, single-planed roof as seen on many simple one-story additions.

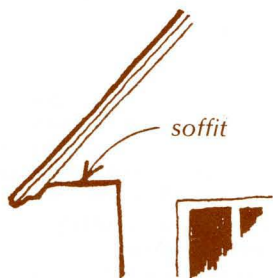
shiplap — horizontal siding with grooved or recessed edges to provide weatherproof jointing without a visible overlap.



shiplap siding

sidelight — a window flanking a door, found typically as symmetrical pairs in period architecture, often narrow and of the same height as the door.

soffit — the finished underside of an eave.



spindles — turned wooden ornamentation set in an open row.

stained glass — colored glass, usually set in lead mullions for decorative patterned windows (not used in the strict sense of glass colored while in the molten state).

stickwork — open wood decoration made of slender straight pieces of lumber fastened together, usually referring to a type of ornamentation popular around the 1880's.

string course — a continuous projecting horizontal band on a building facade, usually made of moulding or masonry.

surround — a decorative framing element for an entrance or window.

terra cotta — cast and fired clay (tile-like) units, usually larger than brick, often glazed or colored, sometimes having a molded ornamental pattern.

transom — a small window over a door, often for ventilation.

trefoil — three-lobed configuration or form used in openings.

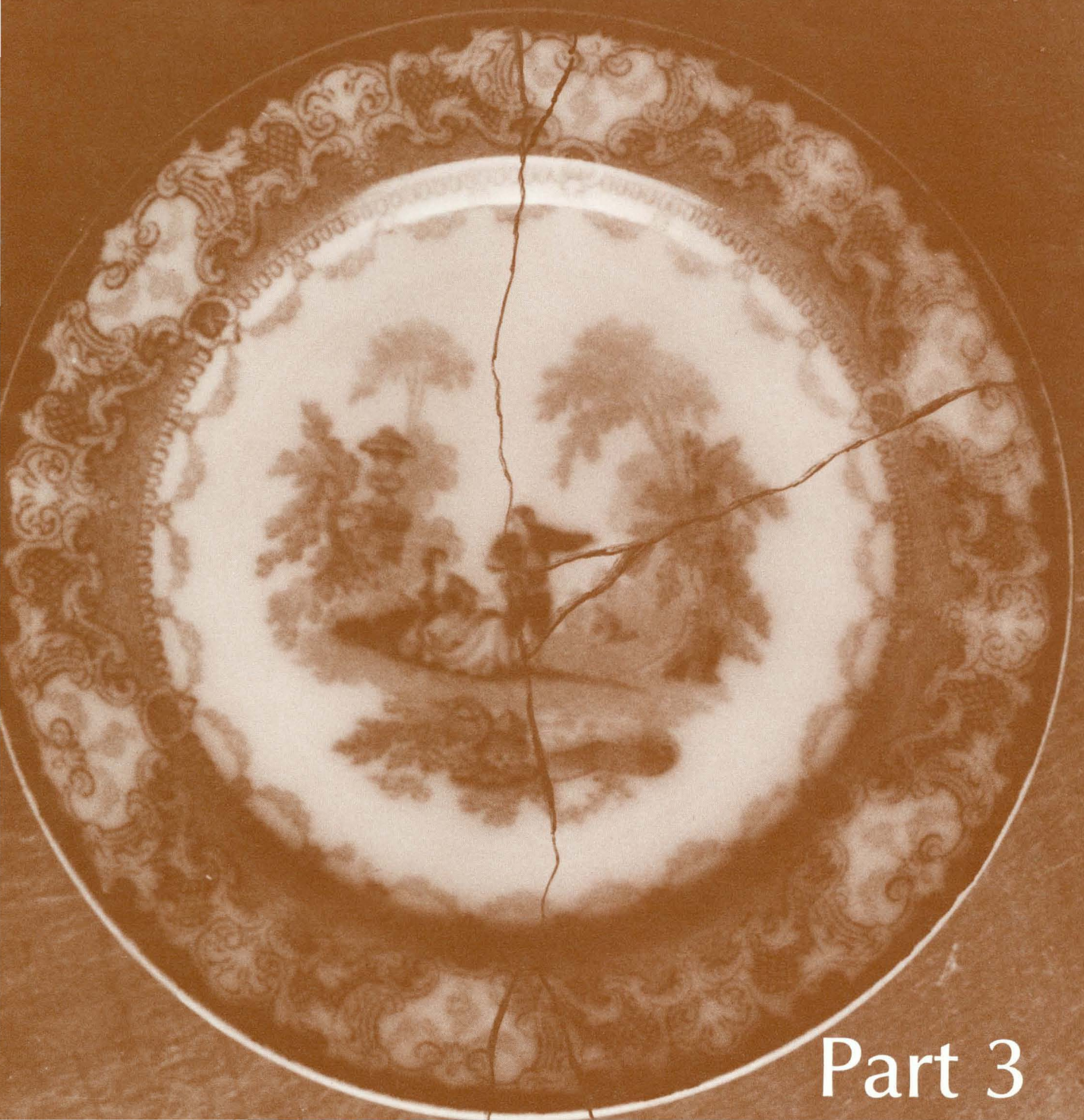
truss — a timbered frame that bridges a span or forms a bracket to support the roof, usually seen cross-wise as a composite of triangular units.

veranda — see *gallery*.

voussoirs — the wedge-shaped stones or bricks used to form an arch.

Glossary drawings: Bruce Judd

Action Program



Part 3

A major responsibility of the Cultural Heritage Commission is to make recommendations to the local legislative bodies concerning the preservation of central Solano County's historic and archeological resources. To aid in this task, an abridged local history is provided in Part 1 that begins to define the historic character of our community, and a comprehensive survey is summarized in Part 2 describing many of the more tangible resources found here which remain to bear witness to our history.

This part of the Plan, the Action Program, describes the kinds of aid available to assist the community in its historic preservation activities and the policies which should be followed to implement the Plan.

In the following pages background information is provided on current historic preservation trends and the status of preservation activities in central Solano County. Following this, guidelines are described for the various procedures and regulations that can be employed to effect a preservation program, and a section on economic incentives is provided to explain funding programs, tax relief laws, and development methods that can be called on to aid local preservation efforts.

In the concluding pages of this part, the policies recommended to guide the activities of the Cultural Heritage Commission are found. The policies are grouped to respond to three areas of concern; Education, Preservation Regulation and Administration, and Research. In the first category, policies are directed towards the development of information programs and the establishment of a local museum or activity center. In the second category, policies are recommended that will enable the Cultural Heritage Commission to carry out certain regulatory functions. This category includes policies for local design standards, preservation lists, advisory review criteria, local building codes, special preservation districts, and protection of archaeological and natural features. In the last category of Research, policies are presented to encourage continuing work in the writing of a local history, archeological research, and research in culturally significant, natural, and man-made features.

An Overview

Historic Preservation Today

The idea of historic preservation is certainly not new in America. Mt. Vernon and colonial Williamsburg in Virginia are examples of early preservation efforts known to us all. What is new, perhaps, is the concept that protecting an area's historic, architectural and cultural resources does more than provide an educational benefit to the community. The early efforts in preservation, as seen at Mt. Vernon and Williamsburg, for example, were limited to telling people how life used to be, and were usually dependent upon substantial subsidies for continued existence. What we are seeing today, however, is, the idea that our communities, neighborhoods and structures are the physical representation of our culture over time and that it perhaps makes sense to take care of them, celebrate them, and particularly to devote them to contemporary uses.

It is now becoming abundantly clear that we can no longer build and abandon, and then push on to new unspoiled frontiers. In many urban areas older neighborhoods have been largely neglected and abandoned by their residents. In the past few decades there has been a concerted effort to try to correct this situation by total clearance of the existing structures and by the creation of new urban patterns. Regrettably, this approach has often failed. Indeed, many of the new structures built two decades ago to replace then-dilapidated structures are now falling into disrepair themselves, and will be much more difficult to rehabilitate or recycle due to their inferior construction. By employing a wholesale destructive approach to our cultural landscape, all too many communities have sacrificed important ties to their past. With American civilization in general seeming to be more mobile and adrift, there is a greater need than ever to protect and cherish our heritage as it is embodied in the remaining physical assets from the past. It is also becoming apparent that the preservation of the existing fabric of our communities can make economic sense.

As Americans have rushed to tear down their older buildings to replace them with the uniform development so prevalent today, much that served to identify our communities and make them unique has been lost. Those communities which have made an effort to preserve established settings and older

buildings in commercial and residential neighborhoods are more fortunate. For example, Seattle's Pioneer Square, Sacramento's "Old City", and the Santa Cruz Mission Hill Historic Preservation Area, have worked to preserve a unique sense of place which is not only attractive and healthy for the community's well being, but also provides a significant attraction to those outside the community who will come to visit, shop, and otherwise enjoy the surroundings which they may lack in their own communities.

Cultural Resources Defined

While the protective measures discussed here may be identified with historic preservation, it may in fact be more accurate to see them as directed toward community conservation. This Plan does not attempt to enshrine any building, object or place in the sense of making it into a museum piece. Rather, we are attempting to show that the features of our past contribute significantly to our present and our future and we are seeking means to conserve these features so that they may continue to contribute to the life of our community.

Historic preservation should be recognized to be in the self-interest of those who live within the central Solano County area. In these days of increasing energy shortages and rising material costs, it only makes sense to recycle existing architectural resources for more productive uses. Homeowners will recognize that the quality of construction which exists in older homes can no longer be duplicated today. Businessmen with downtown commercial properties will recognize that the older buildings on their block which can be sensitively rehabilitated will attract people to their places of business. Archeological resources and significant natural features also contribute to a special "sense of place" which binds the community together.

Conservation of our cultural heritage is called for in a series of federal and state laws. The National Environmental Policy Act, for example, clearly states that historic, architectural, archeological and cultural resources should be carefully assessed in light of potentially adverse impacts visited upon them by federal projects. The California Environmental Quality Act also takes into account the importance of historic and cultural resources and

specifies that any adverse impact on them must be fully identified with carefully analyzed mitigation measures and alternatives. The National Historic Preservation Act of 1966 further calls for a review of any federally licensed or funded project which may impact historic resources by the President's Advisory Council on Historic Preservation (the so-called "Section 106" procedure). In addition, Presidential Executive Order 11593 directs all federal agencies to identify potential structures within their own jurisdiction which may have historic and/or architectural significance. The recently enacted Public Buildings Cooperative Use Act of 1976 directs the General Services Administration to give priority to locating federal government functions in older buildings which may be adapted for those purposes, rather than building new structures for the same purpose, and the Public Works Employment Act of 1976 specifically includes historic preservation projects.

Preservation in Central Solano County

The current interest in the preservation of the heritage of central Solano County is due in large measure to the efforts of the Fairfield Department of Environmental Affairs which, in 1975, produced an excellent document entitled *The Way It Was*. This report called for a preservation program in Fairfield and Suisun City as well as in surrounding county areas. Many of the thoughts expressed in *The Way It Was* will be repeated here and developed in somewhat greater detail. One of the greatest achievements of this earlier document was in pointing out the rich history of the area and suggesting the several preliminary steps which had to be undertaken to begin an effective preservation program.

Subsequent to the publication of *The Way It Was*, an historic preservation review committee was appointed by the local legislative bodies in the summer of 1975 to study the recommendations of the report and to suggest preservation priorities and means of accomplishing them. Foremost among these was the adoption of local ordinances by Fairfield, Suisun City and Solano County in 1976 which jointly established the Central Solano County Cultural Heritage Commission. As stated in the ordinances, the role of the Commission is an advisory one, but its duties are clearly spelled out to create,

with the concurrence of the local legislative bodies of each jurisdiction, programs through which the historical, architectural and archeological resources of central Solano County may be protected.

The Commission's work in the first months since its formation has, by necessity, been largely organizational in nature. The preparation of this Plan is a major first step in identifying opportunities and priorities for future Commission action.

Guidelines for an Effective Preservation Program

Administrative Procedures

A primary responsibility of the Cultural Heritage Commission will be to prepare a preservation list in which the area's significant historic, architectural, archeological and cultural resources will appear. The presence of any building or site on this list will designate it as an important community resource. It will also afford the resource listed a degree of protection against demolition or substantial modification. The ordinances call for the creation of administrative procedures with other city and county departments and agencies whereby they must notify the Cultural Heritage Commission if any applications are made with respect to a structure on the list.

It should be kept in mind that the preservation list should never be considered complete. Rather, it is a listing that should continually reflect the needs of the community.

The Commission will be responsible for reviewing applications for proposed changes to listed resources. Therefore, it will be necessary for the Commission to develop criteria against which such modifications may be measured. In general, the guiding principle will be to encourage as little change as possible to the resource. In the case of structures nominated to an official preservation list, for example, proposed changes should respect the original exterior design and scale to the greatest extent possible. The Commission may also recommend design standards and principles which can be employed to preserve individual structures and historic districts, or conservation areas which encompass more than one structure.

Because the Cultural Heritage Commission's authority includes the review of permits for demolition of listed structures, it is here that much community

concern will be focused. There are frequently circumstances which arise, which make it appear to owners of older buildings that the only attractive economic alternative is to demolish such buildings and make way for new, more profitable construction. A conflict may exist between the building owner and those who are concerned with its preservation. The ordinances establishing the Cultural Heritage Commission allows up to six month or more for the Commission and the local legislative body of the jurisdiction in which the building is located to work out some satisfactory alternative to demolition. Frequently such an alternative may include the involvement of the private sector, further discussed below under the role of preservation organizations. It is important to note that the delay period in approving a demolition permit request is not meant to cause the owner particular hardship, but rather to allow time to develop some creative alternative such as renovation or recycling a building for new use. Delays in granting demolition permits will not be made unless the legislative body concerned is reasonably assured that an alternative can be made available.

Local Government Regulation Policies

Local governments have traditionally held a rather limited role in the area of historic preservation, partly because there was little citizen demand for public participation, and also because local government hesitate to extend itself into areas which might be in conflict with private property rights. With few exceptions, local government has tended to leave preservation related activities to private organizations or to almost powerless bodies such as local landmarks boards which have usually been understaffed and underfunded. In communities such as Santa Cruz where local government has determined that a public need is being satisfied, however, great strides have been made in preservation planning. This has occurred not only in identifying and protecting local resources, but also in creating new and imaginative means by which the municipality may achieve the rehabilitation of a neighborhood or of an individual building at little expenditure to the taxpayer. It is now timely for local governments to recognize that the protection of historic community resources is in the public interest and in need of government assistance.

One area in which assistance can be given is in the interpretation of housing and building codes as they relate to older structures. There are often alternative means of meeting equivalent safety and fire requirements in older buildings which, although they are not specifically suggested in the code, do meet the intended goals of the code. This is particularly important to note with respect to the building code in effect in most California cities, the Uniform Building Code (UBC). This code was written primarily for new construction with little regard to the retention and rehabilitation of older structures. However, the 1976 edition of the Uniform Building Code, which many California cities are now adopting, refers specifically to alternative means of meeting equivalent life safety requirements in older buildings. Also of note is the passage of state legislation (SB 927 - Mills) calling for the creation of a state historic building code. While the exact wording of such a code is still under study by a committee of professionals assigned to draw up the draft, it appears at this time that it will follow the UBC 1976 edition and allow greater flexibility in satisfying the intent of the code concerning older buildings.

Another area which poses problems to the retention and recycling of older buildings involves local fire department regulations, particularly in regard to those buildings located in critical fire zones. This is not to suggest that public safety should be compromised. However, there may be ways to amend or interpret zone regulations which allow older buildings to remain, providing that certain provisions guard against increased fire hazards.

There are a number of ways in which municipal government can assist in rehabilitating and recycling buildings and neighborhoods and protecting the cultural amenities embodied here. Most of those are discussed below under "Economic Incentives". However, one effective means of aiding a certain area which may contain either individual buildings or sites of significance, or an historic district, is to insure that adequate city services are provided to the area. Frequently older sections of our towns and cities start to deteriorate, and because they do, the public services provided tend to deteriorate as well. A concentrated program to ensure effective recycling should include adequate levels of police and fire protection, street cleaning, lighting, landscaping, and other activities which show a positive

commitment by government to local conservation plans. Seattle, for example, committed city funds to improve public space and circulation patterns in its historic Pioneer Square, which in turn spurred private lending and rehabilitation efforts.

The Role of a Private Historic Preservation Organization

Given the fact that local government has many other responsibilities beyond those of community conservation, one of the keys to an effective preservation program may be the establishment of a private historic preservation/conservation organization which can complement the role of the municipality. In the case of central Solano County and the cities of Fairfield and Suisun, the public role is fulfilled by the Cultural Heritage Commission. However, given the experience of similar commissions in other California municipalities, limited staffing and funding may limit the Commission's activities to the permit review process.

To add to this, the Commission cannot acquire or hold any assets, including land or buildings. In order to make historic preservation work, it is often imperative that an entity be on the scene to support Commission objectives and if necessary acquire property. Numerous private, non-profit groups, such as Napa Landmarks, Inc., and the Foundation for San Francisco's Architectural Heritage, have been created to assist locally in these areas. A private organization could be formed in central Solano County to acquire, hold and/or resell real property. (See "Revolving Funds" under "Economic Incentives" below.)

Such an organization could also promote efforts to focus community concern on specific local preservation issues. Another desirable aspect of a private organization is the fact that, if it is properly organized, it could qualify as an educational and charitable organization under Section 501(c) (3) of the Internal Revenue Code, thereby making contributions to it tax deductible.

Economic Incentives

Funding Programs

Obtaining funds for historic preservation activities is one of the most difficult tasks which confronts local groups. Funds for established cultural activities

in such areas as music, theater and art, generally seem easier to obtain than funds for the preservation of old buildings or historic sites. However, the recognition that our historic heritage is of substantial value to us is increasing every day and more funding sources are becoming available to preservation. Some of these sources follow:

The Federal Housing & Community Development Act of 1974 expressly provides that municipalities receiving funds under this law can use them for the acquisition and/or restoration of historic properties which are important to the community. Planning and survey monies derived under this Act and under the 701 comprehensive planning program of the Federal Department of Housing and Urban Development (HUD) are also authorized for preparing historic preservation plans in order that identified cultural resources can be protected.

The National Park Service Historic Preservation Grants-in-Aid Program provides grants to the states for historic preservation purposes. Recent legislation at the federal level (P.L. 94-422) has authorized a substantial increase in these funds over the coming years. If the funds are appropriated by the Congress as authorized in the legislation, we may see greatly increased assistance available to local communities for historic preservation projects. Application for these funds must be made to the California State Office of Historic Preservation. The primary criteria is that the property to be considered be listed on, or be eligible for listing on, the National Register of Historic Places.

The National Endowment for the Arts (NEA) has, over a number of years, developed programs directed to community conservation. Funding is available for community projects under NEA's new "Livable Cities" category. This program emphasizes design excellence as an opportunity to improve communities. NEA guidelines change each year as new programs come into effect, but emphasis on creativity and innovation on the part of the community remains. It should be noted that NEA funding is also available to private organizations. In such instances, priority is given to projects which have the official endorsement of the municipality and which will be implemented in the near future.

The National Endowment for the Humanities also funds preservation programs. Like the National Endowment for the Arts, it is not generally interested in

acquisition or restoration projects, but rather in research, planning and conceptualization of community projects. Funding from this source, however, may be available for the creation of community education programs, tours, audio/visual presentations, and similar activities where there is a demonstrated need and where the program appears to effect a positive change in the community.

Additional services such as the America the Beautiful Program; the National Comprehensive Employment and Training Act (CETA) of 1974; the State Beaches and Parks, Recreational and Historical Facilities Bond Act of 1974 and others, offer funding for historic preservation related activities.

Tax Relief

Certainly one of the constraints to the preservation of historic property is the real property tax. This is particularly true where the owner, making improvements to an older building, must face as a consequence, increased property tax assessments. There is much discussion among preservationists on this issue currently, and it is hoped that a series of legislative proposals now under consideration in Sacramento will provide owners with incentives to upgrade their property without being penalized by increased taxes. Until this comes about, the only tax relief measures available to promote preservation objectives are those discussed below:

A State Senate bill (SB 327 - Mills) authorizes owners of historically designated properties, such as those on the State Historic Resources Inventory or those on the National Register of Historic Places, to enter into contracts with municipalities whereby taxes will only be paid on the actual use of the property rather than on its potential fair market value. This is of particular consequence to underutilized commercial properties and, in some cases, homes in areas which are now zoned for more intensive uses. City and county assessors are authorized to respect such contracts and use the lower valuation in determining assessments. To date, the only successful contract agreement in effect appears to be with the La Jolla Women's Club in La Jolla, California.

Another tax relief measure is the enactment of the Federal Tax Reform Act of 1976 signed into law last fall. While this Act has far-reaching consequences

with respect to federal income tax, it also includes the major provisions of a previous bill entitled the Environmental Protection Tax Act. This legislation provides incentives for the retention and recycling of properties on the National Register of Historic Places described further on in the "Regulation and Administration" policy section or those which are certified by the Secretary of the Interior as historic structures. The legislation offers several advantages. First, a building on the National Register held by its owner for income purposes may be rehabilitated and the rehabilitation costs written off over 60 months, thus creating a tax savings for the owner by providing a significant tax shelter. Or, the improved property can be depreciated on an accelerated basis at 150%. Secondly, in the event of demolition and new construction, the tax write-off for demolition ordinarily allowed a developer is disallowed in the case of a National Register building and this cost must be added to land value along with the undepreciated value of the building to be demolished. In addition, a developer may not choose accelerated depreciation on any building constructed on the site formerly occupied by a National Register listed structure. The exact guidelines for the implementation of this part of the Tax Reform Act are still being written, but for the first time preservation is on a nearly equal economic footing with the traditional demolition and reconstruction process employed by so many developers.

Revolving Funds for Acquisition and Rehabilitation

A major economic vehicle for preservation is the revolving fund. The use of such a fund allows monies to be put to work in the community, recaptured at a later date, and used over and over again. Generally the fund is created by a local preservation organization with monies solicited from various private and public sources. When a sum is reached which can be used in the marketplace, the money is put to work to purchase properties threatened with substantial change or demolition, or those which are on the market but are not attracting other bidders. Typically, architectural resources acquired with a revolving fund are then rehabilitated by the fund or held and offered for rehabilitation by sub-

sequent buyers. The opportunities for recycling are clearly identified to attract buyers. Revolving funds have been used productively throughout this country, some on a very large scale and some on a quite small scale. Savanna, Georgia; Annapolis, Maryland; and Charleston, South Carolina have been the leaders in this area. Santa Cruz and San Francisco have similar programs. A revolving fund enables a community conservation organization to participate as a principal in real estate transactions so that properties which would otherwise be threatened can be placed in safe hands for the public benefit.

Protective Easements

One of the important fringe benefits of working with a revolving fund is that the property acquired may be resold subject to protective covenants. Such covenants provide that any future owner may not substantially alter the exterior of a building, as in the case of a facade easement, or in other cases the grounds, without the permission of the holder of the easement. These easements run in perpetuity with each owner having all other rights of ownership. He may sell it or lease it, but the conservation organization or other holder of the easement, actively guards the historic resource against demolition or substantial change without prior review. Variations employing such protective easements have been used with considerable success in San Francisco and other California cities such as Santa Cruz. These include the purchase of an easement itself without purchasing the whole property, or the creation of a program enabling private property owners to deed easements on their buildings or on their land to a local preservation organization and take the value of that right as a tax deduction against current income.

Development Rights Transfers

Similar in concept to the above is the idea of development rights transfers from land which is considered under-developed in regard to zoning regulations. In this situation, an owner of an historic site, with or without a structure, may deed the right to develop the property to a higher zoned use to a conservation organization of the type described above. The value of that right becomes a charitable contribution against current income. This provides the owner with a substantial tax saving while pro-

viding the community with the assurance that the site will not be disturbed and the structures on it, if there are any, will not be altered without permission of the organization which holds the development rights.

Preservation and the Planning Process

In the past, historic preservation has been viewed as something outside of the main stream of the planning process, unlike local housing, transportation, and land use objectives which have been made central to the planning of most municipalities. Now that preservation is becoming recognized as an action needed to conserve the very fabric of the community, more and more plans are placing an emphasis on local preservation-related issues. The passage of a Senate Bill (SB 2309 - Behr) amending Section 65303 of the California Government Code, signaled a major step forward for preservation planning by making a preservation element one of the optional elements of the general plan. Each community within the state of California is now encouraged to include an historic preservation element in its general plan, just as previously it might have included a community design or redevelopment element.

Goals and Policies

The following goals and policies are recommended by the Cultural Heritage Commission to guide historic preservation activities in central Solano County. These action items were based on the findings of the Plan and the recommendations of the Historic Preservation Review Committee formed in June, 1975 by Solano County, Fairfield and Suisun City. The policies which are recommended address three major preservation areas: Education, Preservation Regulations and Administration, and Research.

Education

To foster continuing widespread support and understanding for the need to preserve the cultural heritage of central Solano County.

Policies which facilitate this goal are:

1. The Cultural Heritage Commission should support a public information program which documents the historic development of the community and delineates the need to preserve its remaining historic cultural resources.

The program could include such activities as publications, exhibits, tours, school projects, and audio/visual presentations. This information program should be related to the establishment of a museum/history center described below.

2. Programs should be developed by the Cultural Heritage Commission with the aid of local volunteer groups that will work to organize and catalog the great store of archeological and historic information and artifacts that exist in the community, but which is not now accessible to the public.

3. A museum/history center should be established for central Solano County that functions as a repository for information and artifacts, and also as a public center for community historic preservation programs.

Because a museum has a somewhat limited function, it is recommended that the facility accommodate other local preservation activities and the many groups which will want to participate in them. In addition, the facility may also house the offices of the Cultural Heritage Commission. Responsibility for its operation should be with the local citizens. For this reason, it is recommended that a Fairfield-Suisun City-County historical society, or similar volunteer group, be organized to take charge.

A possible source for funding the renovation of an older building as a museum/history center is the federal community development block grant program which provides funds directly to communities to establish programs for rehabilitation of architecturally significant structures. Other possible funding sources include the cultural facilities program sponsored by the National Endowment for the Arts. This source provides funds to encourage renovation of existing buildings to accommodate various community cultural uses.

Preservation Regulations and Administrative Procedures

Provide regulations and administrative procedures to protect local historic and cultural resources.

Policies which facilitate this goal are:

1. The Cultural Heritage Commission should avoid recommending preservation actions that would duplicate the services provided by existing local agencies.

The role of the Cultural Heritage Commission is to advise the local legislative bodies concerning historic and archaeological preservation objectives. It is recommended that wherever possible regulations proposed in this policy section and adopted by the local legislative bodies be made and administered by existing local agencies, or local agencies that may be formed.

2. The Cultural Heritage Commission created for the purpose of protecting local historic resources should adopt an official preservation list.

Protection of properties on the list would be afforded through the Commission's expressed review power to delay the granting of permits for demolition, substantial alteration, or removal of these properties.

3. Plans, ordinances and regulations that are proposed in, or in proximity to, sites, objects or areas designated for their historic or archeological significance shall be referred to the Cultural Heritage Commission for advisory review.

As identified in Part 2 of the Plan, an inventory has been prepared which lists historic resources in the area. These resources include buildings and features ranked for architectural, environmental, cultural and historic significance.

A systematic approach should be applied in making nominations to an area-wide preservation list. Endangered or threatened "exceptional" resources should be nominated first. Then, because the threat of loss occurs in areas where development and change are most prevalent, the list should recognize those resources located in the path of possible developments in urban and rural areas. Resources which are not threatened may then be considered by the Commission in view of other criteria.

To guard against future loss, the Commission should constantly monitor any future development proposals affecting listed properties and areas containing historic and archeological resources.

4. The Cultural Heritage Commission should recommend design review standards for maintaining the scale and character of areas containing recognized historic resources, with enough flexibility to allow sensible change.

To preserve the unique atmosphere and feeling of any particular place and guard against insensitive change, design review standards should encourage the maintenance and rehabilitation of the existing buildings. In the case of standards which apply to new design, criteria for change should emphasize the character, scale, massing and environmental quality of the area under consideration. Design criteria standards for new construction should promote complementary new structures rather than imitate designs of the past. If well designed and sensitive to their surroundings, new structures can enhance older buildings or areas. Stringent controls, on the other hand, can retard creative new design and help cause economic stagnation in places still undergoing change and growth.

When considering opportunities for functionally obsolete industrial, commercial or institutional buildings, recycling or rehabilitation for new uses has proven to be a feasible economic and cultural renewal alternative. The reuse of old buildings can provide unique design opportunities and promote urban revitalization.

Design review standards should consider the following criteria:

1. Relationship between new and existing structures in terms of scale, setbacks, roofline, fenestration, etc.
2. Enhancement of continuous street facades, including landscaping.
3. Guidelines for signing and graphics to promote visual harmony.

Design review has been integral to the preservation of many historic communities. Santa Cruz, Sacramento, and Sonoma County have adopted design review standards in their historic preservation programs.

5. The Cultural Heritage Commission should urge local adoption of the 1976 Uniform Building Code (UBC) as soon as possible to permit alterations and additions necessary for the preservation, rehabilitation or continued use of historic structures or buildings.

Section 104 (j) of the 1976 UBC would permit a more flexible approach to older structures which will not jeopardize life safety. The cities of Fairfield and Suisun and Solano County should prepare to adopt this revised edition of the code.

Recent state legislation has created an advisory panel to draft an historic structures building code. Provisions of this code relating to older structures will likely parallel the 1976 UBC provisions. This code should also be adopted when presented in final form.

6. The Cultural Heritage Commission should consider recommending an ordinance to protect natural features of cultural and environmental significance.

General plan policies adopted by Fairfield and Solano County already recognize the importance of resource conservation and the protection of unique geologic and landscape features. A "natural features ordinance", similar to a tree ordinance, would help protect features which are vital to the region's open space character. Of particular value are the tall palm trees and other large trees which create natural "pathways" and vistas along major regional and local arterials. In addition, such an ordinance should provide protection of other natural features vital to central Solano County's identity and sense of place, for example, hedgerows, rock outcroppings and mature landscaping.

7. Special preservation zoning regulations and policies should be coordinated with local housing rehabilitation programs and directed also to protecting the region's distinct urban and rural character.

In setting up a program to protect Solano County's cultural heritage, the Central Solano County Cultural Heritage Commission should recommend policies which will effectively relate to local growth and development plans. A plan which effectively protects historic and archeological resources must also deal with the issue of local growth.

An historic preservation plan can help to maintain or increase the supply of adequate housing. Quite often, older areas contain needed housing which, without proper care, can deteriorate to a state that makes renovation unlikely. A preservation plan can direct public attention to older houses and neighborhoods. In addition, the quality and character of older housing often has a charm and craftsmanship that builders of new housing cannot equal; renovating older homes and fixing up older neighborhoods can increase property values.

Maintaining the existing structures in older areas which are largely single-family in nature may constitute a conflict in planning philosophy. On one hand, the demand for housing and commercial expansion calls for higher density living, particularly in urban areas where growth is still occurring. On the other hand, dissolution of the single-family character of an area can destroy the unique and special identity of the place. Qualities found in older central neighborhoods, such as tree-lined streets and ivy-covered houses, are elements which make a region more liveable and more attractive over time.

Insensitively designed development that is allowed to intrude in established areas can often result in vacancies and blight unless the local citizens and public planning agencies insist on proper design controls and planning to accommodate proposed changes.

Concerns may be raised regarding future development in the areas which are now planned to remain in rural uses, particularly in the case of Green Valley and Suisun Valley. Keeping these areas in a non-urbanized state not only protects the archeological and other historic resources which may exist therein, but also maintains the feeling and image of the valleys as a place distinct in the California landscape.

8. The Commission should coordinate its activities with other local agencies and plans.

Coordination with other public agencies, including local planning commissions and legislative bodies, will be necessary to insure that historic preservation policies are respected in all community decision making. One important factor in coordinating preservation with other planning activities will be to place greater emphasis on historic, architectural and archeological preservation in local general plans. This can be facilitated, through the adoption of this plan as a general plan element by the local jurisdictions.

The following policies attempt to coordinate development needs with the preservation of essential local cultural values in specific areas within central Solano County:

FAIRFIELD

9. To protect the character and scale of this area, it is recommended that the City of Fairfield consider special conservation measures in areas bounded by Kentucky, Pennsylvania, Illinois and Union Streets, plus the first block of Union Avenue north of Kentucky.

Fairfield's original commercial and residential community remains the heart of the City. Residential and commercial expansion has occurred outwards from the old center to meet population needs, but the center has retained its small treelined streets and independent retail stores. Texas Street cuts through the old residential area and still retains a sense of its early 20th century commercial streetscape pattern. Although the residential and commercial areas are generally distinct, a number of different and often conflicting uses have been introduced recently into the old single-family areas.

Given the fact that Fairfield's historic downtown contains a stable, well maintained, and highly attractive neighborhood, the City might question the desirability of allowing further multi-family housing projects in the study area, or allowing commercial expansion in areas other than on Texas Street, portions of Webster Street north of Texas, and north-south streets between Empire and Missouri.

The general plan for the City of Fairfield, however, allows for increased multiple housing construction in this area, and also increased expansion of retail trade facilities beyond those limits suggested above.

In consideration of this, the Plan recommends that planning done by the City of Fairfield in the proposed conservation area incorporate design standards that, among other things, locate new, multi-family housing development and commercial facilities with minimum conflict with housing designated in this Plan for preservation action. Such standards could be administered by the City's Architectural Approval Committee.

In addition, it is recommended that structures in the area designated in this Plan for preservation be adapted in their present state to the new commercial uses wherever possible.

TEXAS STREET

10. Although its retail store facades have been extensively remodeled, it is recommended that the City of Fairfield consider that Texas Street from Pennsylvania to Jefferson, be treated as a special design district to retain its commercial streetfront character. Care should be taken to respect the continuity of the streetscape which includes the relationship of the buildings to each other and to the people who will visit them.

The need for commercial revitalization along Texas Street, as well as some limited expansion to the north and south, seems apparent, particularly if Fairfield is to retain its position as a subregional commercial center.

Commercial rejuvenation of the kind envisioned recently by downtown business interests seems to require a number of inter-related actions if the character of the area is to be maintained.

These would include:

1. The City should continue its present work with property owners and tenants to explore improvements both to building facades and to the public areas of Texas Street which would improve the appearance, and thus the attraction, of the area.

2. Having once assessed the presence of strong local interest in achieving a common goal in the rejuvenation of the area, the City might assist in the design of certain public improvements in the area, on the condition that property owners will agree to upgrade the facades of their buildings.

3. A process should then be created through continuing workshops to design and carry out certain public and private improvements in a designated demonstration area, with other areas to follow.



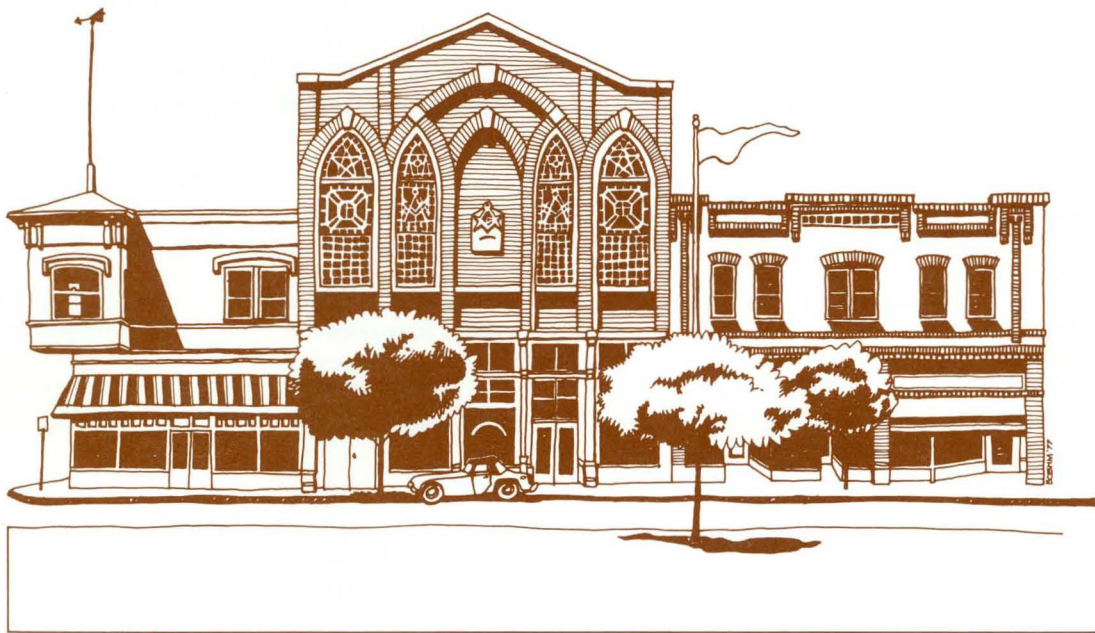
11. SUISUN CITY

A local historic district should be created within Suisun City's old townsite by overlaying existing zoning with protective historic district zoning. Such action would also prepare for the nomination and listing of the area on the National Register of Historic Places.

The purpose of historic district zoning would be to protect the city's unique character and sense of place within the County's history. Suisun City, unlike Fairfield, has remained essentially unchanged from the days of its earliest development.

In addition to protecting the exterior appearance of buildings in Suisun City, historic district zoning would protect the old street grid pattern including the plaza (now a parking lot), the narrow alleys, the small lots, and the Veterans' Memorial island at Commons Street. It is the original pattern of open and developed spaces and narrow streets of varying widths which enhance the charm of the town's architecture.

The old historic townsite of Suisun City is essentially an area of single-family residences intersected by Main Street, the town's commercial center. Most of the houses are typical of Northern California's late 19th century architecture. There are also some fine shingled bungalows from the early 20th century, and several unique, earlier Victorian buildings. The change in styles reflects the town's periods of development. Some of the houses offer excellent rehabilitation opportunities. Main Street, once the center of commercial business activity but now in need of renewed vitality, contains examples of turn of the century, small town commercial buildings. Unfortunately, a



number of Suisun City's older structures have been remodeled from their original design, converted to multi-family use, or allowed to fall into disrepair. Nevertheless, clustered within the City's original settlement boundaries are numerous examples of vintage homes and civic and commercial structures which exemplify the early development of this region.

A local historic district in Suisun City should follow the boundaries made by the railroad tracks on the west, Cordelia on the south, Kellogg and Main, including the Square, to the east, and both sides of Sacramento, including the block north of the Suisun-Sacramento intersection and the Veterans' Memorial island in the middle of Commons Street. Proposals for development or change from Main to Suisun Slough should be carefully assessed with respect to its impact upon the older structures along the westerly face of Main Street. In addition, local public and private improvement programs should be coordinated with the preservation objectives of the proposed district.

Two current opportunities may exist to strengthen the historic downtown and attract future development. The City of Suisun is considering relocating its offices. It would be highly desirable for such relocation to occur in the downtown area, either in one or more recycled buildings along Main Street, or in new construction facing the Square between Main and Suisun Slough.

It may also be possible to secure funding for an upgraded passenger terminal along the railroad right-of-way. Such a terminal should make use of the existing historic Suisun-Fairfield Depot, rather than construct another building further to the north. The National Railroad Revitalization and Regulatory Reform Act of 1976 (P.L. 94-210) amends the existing AMTRAK Improvement Act (P.L. 93-496) with respect to historically and architecturally significant railroad stations. Section 706 of the Act addresses the preservation of such stations and their use by AMTRAK.

12. CORDELIA

The original and largely unchanged community of Cordelia should be designated as a local historic district by the County by overlaying existing zoning with historic district zoning. Such designation would also prepare for the possible nomination and listing of the district on the National Register of Historic Places.

National Register listing provides special recognition which may serve to reinforce local zoning regulations. Because of the rapid growth and development anticipated in the vicinity of the Cordelia area, the old town is threatened by possible intrusions which would adversely affect its unique character.

Cordelia's special character exists in the nature of its largely unchanged and original settlement plan. Structures are situated along the major road and rail transportation routes which transversed this region in the 19th century. Boundaries for the local district should encompass the entire settlement. Criteria for designating the area as a local historic district and nominating it to the National Register should emphasize the importance of protecting the cultural and architectural value inherent in the original settlement.

13. COLLINSVILLE

Consideration should be given to recognizing abandoned buildings in Collinsville, such as the row of houses along Collinsville Road, as a "controlled ruin."

Collinsville possesses picturesque clusters of empty and abandoned buildings which should be neither torn down or restored. Much of the quality of these structures lies in their now ghostlike, desolate appearance. Consideration should be given to allowing these buildings to stand as "ruins" until they disappear from natural deterioration. The concept of a "controlled ruin" takes into account the need to insure safety and protect against vandalism.

14. GREEN AND SUISUN VALLEYS

County zoning measures in Green and Suisun Valleys should be continued to protect the cultural resources found there.

Green and Suisun Valleys, in the west central County area, have retained a rural and open quality. Land use and ownership patterns remain largely based upon agriculture. The farm clusters, barns, wineries, stone walls, bridges and wooden water towers found in these areas are unique not only in themselves, but because of their relationship to the land's development. Their utilitarian forms are enhanced by the beauty of their native craftsmanship and materials. Some of the exceptional structures existing there may qualify for National Register listing, in addition to their inclusion on the Commission's preservation list.

Presently, County zoning restrictions and local general plan policies protect much of the open, rural character found in the upper reaches of the valleys. The "Cordelia Area Specific Plan," the "West Central Solano County General Plan," and the County's "Resource Conservation and Open Space Plan," address the problem of limiting urban development, preserving agricultural and open space lands, managing natural resources, and protecting visual qualities and unique landscape features. Zoning regulations restrict large sections of the valleys to minimum acreage agricultural zones.

Threats to historic resources in the valleys are more likely to come from changes in land use than from current owners. As long as the land remains relatively open and agricultural, the region will retain its rural character and much of its cultural heritage.

15. The County should recognize the historic nature and unique features of the Green and Suisun Valley landscape by overlaying the area with a conservation zone that permits combining zoning.

Because future development pressures are likely to occur, a conservation zone would provide additional protection. Such a conservation zone would reinforce current agricultural land use and the open space zoning regulations which cover much of Green and Suisun Valleys.

The conservation zone regulation would be independent of future changes in local ownership and land use patterns because it would be applied as a "combining zone" with existing zoning. The conservation zoning regulation would provide a mechanism for adapting functionally obsolete but culturally significant resources to other uses. For example, obsolete agricultural or industrial structures tied to past land use patterns could, if necessary, be adapted to new functions that do not substantially alter the structure's original character. The Cultural Heritage Commission, using its advisory design review powers, should encourage adaptive use as an alternative to demolition.

Other more general regulatory and Administrative policies follow:

16. Solano County should adopt an archeological protection ordinance and the Cultural Heritage Commission should be required to administer it with the assistance of a professional archeologist retained for that purpose.

The basic problem in protecting archeological sites has been that no state code existed that prohibited landowners and private developers from destroying such sites. Archeological sites are covered by the Federal Historic Preservation Act of 1966 and are eligible for the National Register (one local site, Cal Sol 25, has already been determined independently to be eligible for the National Register), but more comprehensive legislation is necessary to protect the majority of local sites.

Sites listed in the State Historic Resources Inventory are afforded a degree of protection from state projects. Some progress has been made with the passage, within the last year, of State Assembly Bill 4239 which establishes a Native American Heritage Commission. The law prohibits public agencies and private parties on public property from interfering with the free exercise or expression of Native American religion and from disturbing sacred sites unless it is in the overriding public interest to do so. The State Commission is charged with enforcement of the Act and with carrying out an inventory of sacred places on public lands by January 1, 1979.

In addition, draft guidelines are in preparation by the National Park Service to be used in determining archeological eligibility requirements under the National Environmental Protection Act (NEPA). These state and federal regulations will have some effect in Solano County, but in order to effectively protect the archeological resources of this area a local ordinance, similar to one adopted by Mendocino County in 1976, is necessary. Because most of the areas having archeological value are found in the unincorporated County areas, Solano County is the logical entity to form and regulate the ordinance.

Archeological sensitivity areas, identified in Part 2 of this Plan, also correspond in some cases to areas which should be preserved because of their natural and cultural resource value. The West Central Solano County Plan points to a number of landscape and geological features which should be preserved for their existing character; e.g., Nelson Hill, rock outcroppings, and oak forested areas of hills and watershed lands above Solano and Green Valleys.

17. National Register nominations and State Historic Resources Inventory listing should be part of the Cultural Heritage Commission's responsibility.

On a case-by-case basis, landmarks, buildings, districts or archeological sites listed in Part 2 as "exceptional" should be nominated for inclusion on the National Register and the State Inventory to insure further protection. This is particularly important concerning endangered items. Federally funded or licensed projects affecting any property listed on the National Register of Historic Places (and, similarly, state projects affecting state historic properties) are subject to scrutiny in the environmental review process.

In Part 2, buildings which appear to be eligible for listing on the National Register are so designated. For each structure or site nominated, a detailed application must be sent to the State Historic Resources Commission, which then forwards its recommendations to the National Register in Washington. The applications should be filled out by qualified historians. Only one building in the central Solano County area, the Hastings Adobe close to Collinsville, is now listed. In addition to the 49 buildings cited in Part 2, another 31 buildings or sites may be found to be eligible following more complete historic research. The survey cards on file with the Cultural Heritage Commission note this possible eligibility under "Additional Comments".

The historic sections of Suisun City and Cordelia ought to be considered in their entirety for nomination to the National Register. The boundaries of the proposed National Register districts should be the same as those proposed above in this report.

The Cement Hill area should qualify for nomination to the National Register. It represents a special case as a large site under private ownership.

Historic district nominations require thorough grounding in local history and a knowledge of the relationship of the proposed district to the region's development. Rationale must be given for the designation of an area based upon, but not limited to, historic, archeological, architectural and cultural significance. According to the Federal Register, April 27, 1976, pp 17689, an historic district is defined for National Register purposes as:

"... a geographically definable area, urban or rural, possessing a significant concentration, linkage, or continuity of sites which are united by past events or aesthetically by plan or physical development."

18. To complement the Cultural Heritage Commission, a private non-profit organization should be established to acquire historic property and easements and to solicit, hold and use funds for historic and archeological preservation purposes.

Such an organization, made up of citizens interested in their cultural heritage, should be set up as a tax-deductible non-profit corporation. Its primary functions should include: 1) acquisition of endangered historic buildings and other sites and features designated by the Cultural Heritage Commission; 2) initiation of financing and code enforcement programs to promote private rehabilitation and reinvestment in older areas.

19. Volunteer groups such as a local historical society should be organized to help provide direction to a local preservation effort, to generate support for historic preservation policies, and to run local facilities devoted to historic and archeological preservation.

An historical society should be organized as a membership organization with wide volunteer involvement. Many of its functions would be educational and promotional, and it could assume the responsibility for organizing and running a local museum/history center. The society should work closely with the Cultural Heritage Commission and local public bodies. Students from Solano County's community college should be encouraged to participate in such an organization.

Research

Promote and carry out continuing research into the area's history and archeology.

Policies which facilitate this goal are:

1. A comprehensive history should be written for central Solano County.

The thoughts and perceptions of different people who are familiar with the early settlement should be recorded to more fully understand local culture and changing social customs and mores.

2. Archeological research and field work should be explored to more thoroughly understand the living patterns of past Indian cultures.

The County should consider hiring a qualified archeologist knowledgeable in research methodology and field work to assist the Commission in this effort.

3. The Cultural Heritage Commission should promote further research on culturally significant natural and man-made features.

The County is rich in such features which should be noted and protected from loss. In addition, continuing research should be conducted on the historic structures identified in the inventory of Part 2 and those items to be included in the Commission's preservation list.

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FAIRFIELD CITY COUNCIL, JUNE 7, 1977

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SOLANO COUNTY BOARD OF SUPERVISORS, JUNE 21, 1977

